

CITY OF HENDERSON
 240 Water Street
 P. O. Box 95050
 Henderson, NV 89009-5050

December 14, 2015

David Lloyd
 C/o Edie Findeis Cromwell
 Environmental Management Support, Inc.
 8601 Georgia Avenue, Suite 500
 Silver Spring, MD 20910

**RE: APPLICATION BY THE CITY OF HENDERSON FOR THE U.S. EPA FY16
 COALITION ASSESSMENT GRANT FUNDING FOR HAZARDOUS SUBSTANCES
 AND PETROLEUM BROWNFIELDS**

Dear Mr. Lloyd,

The City of Henderson, Nevada and coalition partners including the Henderson Redevelopment Agency and the Southern Nevada Health District are pleased to submit the enclosed application to the FY2016 U.S. EPA Brownfields Program. The coalition is pursuing the Community-wide Assessment Grant in the total amount of \$600,000 for hazardous substances (\$300,000) and petroleum contaminants (\$300,000) for the identified target area of Boulder Highway Corridor.

Henderson is the second largest city in Nevada, located equidistant between the Las Vegas Strip and the Hoover Dam on the Colorado River. Founded as a small industrial town for magnesium production during World War II, Henderson was later incorporated as a 13-square-mile city in 1953. Today Henderson has expanded to over 100 square miles with the projected population growth reaching 300,000 in the next decade. Vestiges of the town's war weapon production heritage lie in the grid of the historic downtown as well as former metal production plant sites.

The Boulder Highway Corridor has been an important road since the early Henderson's days, serving as the primary gateway between Las Vegas, Henderson, the Hoover Dam and Boulder City. The magnesium factory - totaling approximately 2,800 acres - was established east and west of Boulder Highway, leading to other industrial developments. Industrial and auto related uses have played a major role in the corridor's history. Many of those uses are now abandoned, and the suspected presence of contamination has exacerbated efforts to promote redevelopment.

Brownfields redevelopment is essential to the realization of the corridor's vision as an attractive, thriving, functional and vital corridor serving a diverse array of businesses, adjoining neighborhoods, and the community-at large. This grant proposal will help implement the goals and recommendations of the extensive planning efforts that have been conducted to revitalize and redevelop the area since early 80s, including the Boulder Highway Investment Strategy adopted in 2009 and the more recently adopted 2015 Southern Nevada Strong (SNS) Regional Plan, funded by the HUD-EPA-DOT Partnership for Sustainable Communities. Once revitalization is complete, we expect to stimulate the local economy, improve the built environment for pedestrians, provide access to goods and services, and remove health risks.

a. Applicant Identification	City of Henderson 240 Water Street Henderson, NV 89009-5050 P.O. Box 95050 MSC 115 Phone: (702) 267-1500; Fax: (702) 267-1501
b. Applicant DUNS #	0259421650000
c. Funding Request	i) Grant Type: Assessment ii) Federal Funds Requested: \$600,000 iii) Contamination: \$300,000 for Hazardous Substances and \$300,000 for Petroleum Contaminants iv) Assessment Grant Type: Community-wide
d. Location	City of Henderson, NV's Boulder Highway Corridor
e. Property Information	N/A for Community/wide Assessment
f. Contacts	i) Project Director: Sean Robertson, AICP, Principal Planner Community Development & Services Department Division of Long Range Planning 240 Water Street Henderson, NV 89009-5050 P.O. Box 95050 MSC 115 Phone: (702) 267-1537; Fax: (702) 267-1501 E-mail: sean.robertson@cityofhenderson.com ii) Chief Executive/Highest Ranking Elected Official: Andy Hafen Mayor, City of Henderson 240 Water Street Henderson, NV 89009-5050 Phone: (702) 267-2085 E-mail: andy.hafen@cityofhenderson.com
g. Date Submitted	December 16, 2015
h. Project Period	Three years - from 3 rd quarter 2016 to 3 rd quarter 2019
i. Population	City of Henderson 2014 estimated population 277,440 (ACS)
j. Other Factors Checklist	Attached on Appendix 3

The City of Henderson is proud to lead this collaborative effort with the Henderson Redevelopment Agency and the Southern Nevada Health District. Together, we bring professional staff services to identify brownfield sites and their impact on public health. We are able to build strong community involvement by expanding our partnership with neighborhoods and non-profit organizations. Thank you for your consideration and we look forward to the opportunity to support environmental justice and restoration of economic vitality. Should you have any questions, please do not hesitate to contact my office.

Sincerely,



Andy Hafen
Mayor, City of Henderson

APPENDIX 3

REGIONAL PRIORITIES FORM/OTHER FACTORS CHECKLIST

Name of Applicant: City of Henderson, Community-Wide Assessment Proposal

REGIONAL PRIORITIES OTHER FACTOR

If your proposed Brownfields Assessment project will advance the regional priority (ies) identified in Section I.E, please indicate the regional priority (ies) and the page number(s) for where the information can be found within 15-page narrative. Only address the priority (ies) for the region in which your project is located. EPA will verify these disclosures prior to selection and may consider this information during the selection process. If this information is not clearly discussed in your narrative proposal, it will not be considered during the selection process.

Regional Priority Title (s): Region 9

1. Leveraging New/Expand Transit Investments to Reduce Air Pollution
2. Climate Change – Drought Stricken Communities

Page Number(s): 5, 6, 7, 11, 12, 13, 14

ASSESSMENT OTHER FACTORS CHECKLIST

Please identify (with an X) which, if any of the below items apply to your community or your project as described in your proposal. TO be considered for an Other Factor, you must include the page number where each applicable factor is discussed in your proposal. EPA will verify these disclosures prior to selection and may consider this information during the selection process. If this information is not clearly discussed in your narrative proposal or in any other attachments, it will not be considered during the selection process.

	Other Factor	Page #
	<i>None of the Other Factors are applicable.</i>	
	Community population is 10,000 or less.	
	Applicant is, or will assist, a federally recognized Indian tribe or United States territory.	
	Targeted brownfield sites are impacted by mine-scarred land.	
	Project is primarily focusing on Phase II assessments.	
	Applicant demonstrates firm leveraging commitments for facilitating brownfield project completion by identifying amounts and contributors of funding in the proposal and have included documentation.	
x	Recent (2008 or later) significant economic disruption has occurred within community, resulting in a significant percentage loss of community jobs and tax base.	1, 2, 4, 5
	Applicant is one of the 24 recipients, or a core partner/implementation strategy party, of a “manufacturing community” designation provided by the Economic Development Administration (EDA) under the Investing in Manufacturing Communities Partnership (IMCP). To be considered, applicants must clearly demonstrate in the proposal the nexus between their IMCP designation and	

	the Brownfield activities. Additionally, applicants must attach documentation which demonstrate either designation as one of the 24 recipients, or relevant pages from a recipient's IMCP proposal which lists/describes the core partners and implementation strategy parties.	
x	Applicant is a recipient or a core partner of HUD-DOT-EPA Partnership for Sustainable Communities (PSC) grant funding or technical assistance that is directly tied to the proposed Brownfields project, and can demonstrate that funding from a PSC grant/technical assistance has or will benefit the project area. Examples of PSC grant or technical assistance include a HUD Regional Planning or Challenge grant, DOT Transportation Investment Generating Economic Recovery (TIGER), or EPA Smart Growth Implementation or Building Blocks Assistance, etc. To be considered, applicant must attach documentation.	6, 10, 11, 13, 14, 15
	Applicant is recipient of an EPA Brownfields Area-Wide Planning grant.	

FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT PROPOSAL CITY OF HENDERSON, NV – BOULDER HIGHWAY CORRIDOR

1. Community Need

a. Targeted Community and Brownfields

i. Targeted Community Description

Henderson, Nevada has its origins as the site of industrial operations since the 1940's for magnesium production in support of World War II. Founded as a working temporary town-site, it is located at the southern edge of the Las Vegas Valley in Southern Nevada. At the turn of the 21st century, it was part of one of the fastest growing metropolitan areas in the country. Henderson covers 105 Sq. miles with 277,440 residents. The boom in population and rapid growth brought prosperity, but it also created many challenges with old industrial sites, aging neighborhoods and aging infrastructure. In addition, Southern Nevada was hard-hit by the 2008 recession and slow economic recovery, affecting thousands of families who lost their homes as they became unable to pay rent or mortgages.

The **target area** of this grant application is the Boulder Highway Corridor (State Route 582), built in 1931. The project area consists of an 8 mile segment of Boulder Highway within the City of Henderson's corporate limits. It extends from the intersection with Gibson Road/Broadbent Blvd. (north) to the intersection with Wagonwheel Dr. (south). The right-of-way varies from 200 ft. to 490 ft. width. The project will include properties within a ¼ to a ½ mile on each side of the right-of-way, prioritizing three catalytic sites previously identified on planning studies.

As the only road that used to connect Boulder City, Henderson, and Las Vegas; it was a heavily travelled and vibrant corridor, lined with motels, casinos, and other businesses. Many other businesses were, and remain, auto related; including dealerships, gas stations, body shops, and scrap yards. The extension of the U.S. 95 freeway in the 80s, led to a slowdown in business activity along the corridor. Despite, Boulder Hwy remains an important transportation corridor and is now part of the Regional Transportation Commission of Southern Nevada's (RTC) Bus Rapid Transit (BRT) Network. However, several businesses are now abandoned. Many former tourist and gaming businesses sit vacant. The corridor serves residents that are among the lowest income and educational attainment levels in the City. They live in the oldest housing stock, have the poorest health, and lack for daily needs commercial uses.

To address the need of redevelopment and reduction of environmental threats to the residents in the area, the City of Henderson has formed a coalition with the Henderson Redevelopment Agency (RDA), and the Southern Nevada Health District (SNHD). Assessment funding will allow the Coalition to develop a comprehensive brownfield program, which will begin with inventory and assessment of sites within the target area. The City of Henderson will lead the coalition, strengthening the redevelopment goals of the RDA; and joining efforts with SNHD advocating for policies that support public health protection.

ii. Demographic Information

As evidenced in the table below, the targeted area is a disadvantaged part of the Henderson community. The area has a high proportion of minority and sensitive populations, significantly higher unemployment (9.9%) and poverty (17.1%) rates in comparison to the rest of the City. While the City of Henderson might be better positioned with median household income, median home value, and uninsured population than the State of Nevada and the Nation overall, these same advantages are not seeing for the residents along the corridor. The concentration of populations with any disability (15.1%), uninsured (17.2%), and female householder (15.1%) are

considerably higher than the rest of the City, the State, and the Nation. The Boulder Hwy's households are more transit dependent relative to the City and the State. This is attributed to not owning a car and the presence of a BRT line. However, the corridor's residents are still highly dependent on automobiles for transportation. The corridor has an average daily traffic of 24,000.

Table 1. Demographic Information

	Boulder Hwy Corridor (Within ¼ mile)	Boulder Hwy Corridor (Within ½ mile)	City of Henderson	Nevada	USA
Population	19,933	45,143	277,440 ¹	2,839,099 ¹	318,857,056 ¹
Unemployment	9.9%	9.6%	6.7% ²	7.6% ²	5.8%
Poverty Rate	17.1%	16.3%	10.2 ²	15.6% ²	15.6%
% Minority Rate	34.2%	33.6%	32.2% ²	47.3% ²	37.2%
% African American	7.7%	7.7%	5.6% ²	8.0% ²	12.2%
% Asian	4.0%	3.9%	7.8% ²	7.4% ²	4.9%
% Hispanic or Latino	18.6%	18.1%	14.9% ²	27.2% ²	16.9%
% Other Race	3.9%	3.9%	3.9% ²	4.7% ²	3.2%
Median Household Income	\$46,419	\$49,106	\$63,830 ²	\$52,205 ²	\$53,482
Median Home Value	\$128,574	\$141,398	\$207,500 ²	\$167,100 ²	\$175,700
% High School Graduate of Higher	87.4%	87.8%	92.6% ²	84.9% ²	86.3%
% With a Disability	15.1%	14.4%	10.7% ²	12.1% ²	12.3%
% Uninsured	17.2%	16.7%	13.0% ²	20.3% ²	14.2%
% Female Householder	15.1%	14.3%	11.4%	12.9%	13.0%
Non-Auto Commute	8.7%	7.8%	4.7% ²	7.8% ²	9.7%
Source	¹ U.S. Census Bureau, Annual Estimates of the Resident Population: April 1, 2010 to July 1, 2014 ² U.S. Census Bureau, 2010-2014 ACS 5-Year Estimates Tables DP03, DP04, DP05, S0103, S1501, S1701				

iii. Description of Brownfields

The Environmental Justice Screening Index (number that combines environmental and demographic information for an area), shows Boulder Hwy Corridor in the 70%ile avg. in environmental exposure for: ozone level in air; lead paint; proximity to risk management plan (RPM) sites and water discharges. The older housing stock built before 1960 (lead paint indicator), has become home to many of Henderson's low income residents. The Corridor is within 5km to major direct discharges to water and to facilities with chemical accident management plans. It is located within the Pittman Wash (north segment) and Las Vegas Valley Wash (south segment). Although hot and dry, Southern Nevada can experience intense rainfall, putting Henderson directly in the valley's rainwater flow and increased run-off.

Boulder Hwy, being one of the first major commercial corridors in the Las Vegas Valley, has several potential brownfield sites that are current or former locations of auto-related uses. Although a systematic inventory of brownfield sites has yet to be completed, a preliminary examination of county land use records dating back to only 2004, and a field check of other suspected sites, indicated at least fifteen potential sites. Some of these sites are suspected to have underground storage tanks (USTs) of petroleum based products (gasoline, diesel, motor oil). It is of great importance to detect and prevent possible leaks which can lead to the accumulation of explosive petroleum vapors and petroleum contaminated sites. Preventing and mitigating the impact of a leak are vital to protecting the health of the community.

Auto-related uses are often associated with soil and groundwater contamination related to elevated levels of total petroleum hydrocarbons (TPH), polycyclic aromatic hydrocarbons

(PAHs), benzene, polychlorinated biphenyls (PCB), lead, cadmium, tetrachloroethylene (PCE), mercury, and silver. Many sites are now either vacant or underutilized. These sites add to community blight, deter new investment; and potentially impact soil, groundwater, and surface water. Moreover, sites with older structures built prior to 1960, for the most part, are in disrepair and in need of redevelopment. With potential impacts from asbestos, lead-based paint, and original lead pipes, older structures continue to degrade through lack of maintenance.

Existent development along the corridor is characterized by large setbacks from the roadway, expansive parking lots, a large power line that runs parallel to the corridor, older commercial/industrial and casino land uses, residential and undeveloped areas. Potential brownfield sites are immediately proximate to the residents and businesses within our targeted area. The associated contaminants would have the greatest impacts on the residents who are typically among Henderson's most under-served and under-represented, exposed through touch, inhalation, or ingestion.

iv. Cumulative Environmental Issues

The target area and surroundings has historically had a strong industrial presence with the BMI complex at the foundation in support of the WWII effort. Following the war, production of manganese dioxide, sodium chlorate, various boron and perchlorates took place. In 1997, perchlorate was first detected in the Colorado River (Henderson's drinking water source), entering the Las Vegas Wash through groundwater and surface water. It was stemming from the manufacturing facilities Kerr-McGee Chemical LLC (now Tronox LLC, an unincorporated 349 acres site of Clark County surrounded by incorporated Henderson area) and the American Pacific Corporation (AMPAC). Perchlorate was produced from 1945-1988 when an explosion destroyed the AMPAC plant. Due to possible environmental health concerns that perchlorate interferes with thyroid function, the Nevada Division of Environmental Protection (NDEP), the Southern Nevada Water Authority (SNWA), the US EPA, the City of Henderson, and Kerr-McGee, enacted actions of remediation. Perchlorate has now been reduced at approximately 90%. Ongoing evaluations of groundwater impacts over the years, including perchlorate and chromium, have exacerbated the negative perception of the area. The plant still produces manganese dioxide, boron trichloride, elemental boron, and battery material.

In addition to the BMI complex, Henderson has a history of mining. Henderson had once the largest manganese mine in the Nation, the Three Kids Mine. The mine and mill sites had three periods of activity (WWI, WWII, the Korean and Cold War years). The mine has now been inactive for over 50 years (1917-1961). Tailing piles and other sources of contamination are still currently exposed to the atmosphere. The Remediation and Reclamation Act was passed on July 9, 2014. Concentrations of manganese, arsenic, and lead, at one mile from the mine, are found to be significantly higher than the US EPA Regional Screening Levels (RSL). Relatively low transport of mine waste occurs in the direction of the River Mountains, the City of Henderson, the communities of Calico Ridge, and the western edge of Lake Las Vegas Resort.

The former BMI complex is just off of Boulder Hwy and the Three Kids Mine is at about five miles. Despite remediation efforts already in place for the BMI complex and on the way for the mine, residents are concerned about the effect of still possible presence of perchlorate and other toxic substances in the air, soil and sediments from legacy weapon production and mining.

b. Impacts on Targeted Community

The industrial origins and still present types of auto-related uses that have historically located in the target area, have limited the amount of investments and redevelopments along the corridor. Residents in the area are exposed to harmful contaminants in addition to the

disproportionately opportunities that they already face. Data indicates that the population along this corridor is among the City's most distressed financially. Compared to other areas, they have lower household income, lower educational attainment, higher instance of disability, higher number of uninsured residents, and poorer health, as discussed on section 1.a.ii.

Based on preliminary analysis of land use data, the City anticipates finding TPH contaminants as a result of the wide variety of auto related uses. According to the Agency for Toxic Substances and Disease Registry, exposure to TPH can lead to serious health issues including cancer and impacts to the central nervous system. Additionally, the blood, immune system, liver, spleen, kidneys, developing fetus, and lungs may also be affected. As shown on the table below, cancer deaths are significantly higher in comparison to the City overall, the County, the State, and the Nation. Same situation is shown with stroke, and chronic lower respiratory disease. Coronary heart death rates are higher than the City and County, while Diabetes is just below the nation. Boulder Hwy corridor has also been particularly deadly with pedestrians. Asthma among adolescents is 25.3%, an indicator of high levels of air pollutions with Clark County scoring five (the highest) on the annual ozone air quality and 4 on particle air pollution.

Table 2. Health Indicators

Death Rates	Boulder Hwy Corridor	City of Henderson	Clark County	State of Nevada	USA
Cancer Deaths/100,000	221 ¹	182.62 ¹	170.1 ²	164.7	163.2
Cerebrovascular (Stroke) Deaths/100,000	55.05 ¹	40.4 ¹	35.2 ³	33.3	36.2
Chronic Lower Respiratory Deaths/100,000	77.98 ¹	56.04 ¹	50 ³	54.1	42.1
Coronary Heart Deaths/100,000	113.8 ¹	90.1 ¹	87.4 ³	195.1	169.8
Diabetes Deaths/100,000	18.3 ¹	11.44 ¹	12.8 ³	14.8	21.2
Asthma among Adolescents	---	---	25.3% ³	24%	9.3%
Traffic Collisions Deaths/100,000	10.8 ¹	8.76 ¹	9.1 ³	9.9	10.7
Source	¹ Nevada Vital Statistics Database (2010-2012) ² National Cancer Institute (2008-2012) ³ Centers for Disease Control and Prevention (2011-2013)				

c. Financial Need

i. Economic Conditions

Southern Nevada was at the epicenter of the housing market collapse and Great Recession. This situation and the economic impact on sales tax revenues, has been an ongoing challenge for the public entities in Nevada for the last seven years. The Las Vegas MSA economy is very vulnerable due to its reliance on tourism and service industries. With the economic downturn in 2008, the city experienced significant decreases in revenues. Two of the largest revenues for the general operations of the City are Property Tax and Consolidated Tax (Mainly Sales Tax). These account for nearly 70% of the General Operating Revenue. Assessed valuation in the City decreased by nearly half between 2009 and 2013. With the property tax caps that are in place in Nevada, the City estimates that it could take until 2026 to be at the property tax revenue level that we were at before the recession. Consolidated tax fell by more than \$30 million per year. While this revenue is nearing the peak levels experienced in 2006, the decade of lost revenue has taken a toll on the City's ability to proactively address issues facing our community. The City is compiling a needs assessment to determine the highest priority demands for additional resources. We are estimating that there is currently \$17 million/year in unfunded infrastructure reinvestment in addition to the demand for additional facilities and amenities in the community. The City has little financial capacity to contribute to public-private partnerships and cleanup of brownfields. Both the City and the RDA are actively seeking other

ways to incentivize redevelopment, such as this brownfield assessment grant; and building partnerships, such as this coalition with SNHD, to support more resilient and healthy communities. Grant opportunities allows the City to address specific needs that otherwise will not be able to be addressed.

ii. Economic Effect of Brownfields

Boulder Hwy has vacant lands and/or abandoned buildings of former industrial and commercial uses such as gas stations and dry-cleaning establishments that have sit idle for decades. They are distressed, underutilized, and unproductive; making a huge negative economic impact to the area. These sites have caused depressed real estate values and decreased sales tax revenues to a City that is highly dependent on property and consolidated taxes for general operations. The increased vacancies in the area have been observed to have an adverse impact on the sense of community, and led increased challenges associated with property maintenance and neglect. According to the City's annual population estimate for 2015, the area has a vacancy rate of 9.2% avg. and home value of 62% of the citywide avg., drastically reducing the property tax revenue received by the City. The difficulty in attracting new businesses to the area has also led to decreased sales tax revenues. Boulder Corridor's households spend an avg. of 62% of their income on housing and transportation costs, reducing considerably their disposable income. The lack of buying power, led to economic disinvestment on goods, services, and property improvements. The tables discussed in Sections 1.a.ii and 1.b illustrate high unemployment and demographics consistent with heightened health and environmental challenges.

The older and abandoned structures of the historic corridor require a greater share of resources in terms of code enforcement and public safety. From 12/01/14 to 12/01/15, The City's Code Enforcement Division responded to 1,603 cases, compared to 4,456 cases citywide. The targeted area of only 10% of the City area received about 36% of the total calls. Most violations are for illegal dumping, litter, junk vehicles, and garbage receptacles. A similar and even higher situation is shown with emergency calls. The City's Fire Dpt. has reported about 12,000 calls from Boulder Hwy (44%) compared to 27,000 calls citywide. The City has to dedicate resources on code enforcement and public safety, while deferring resources on infrastructure maintenance.

The northern and middle sections of Boulder Hwy are located within the Eastside and the Downtown Redevelopment Areas. The Redevelopment Areas are, by definition, areas that meet the criteria of physical, social, or economic blight. The RDA strategically focus on efforts to replace/remodel existing structures, the majority of reinvestment will take place as a result of private funding. But, the costs of brownfield site assessments, combined with reuse planning and clean-up costs, are usually deterrent from private investment. Having these sites redevelopment ready, will boost economic development of not only the targeted area but the City overall.

2. Project Description and Feasibility of Success

a. Project Description, Project Timing and Site Selection

i. Project Description

The Coalition is requesting \$600,000 for assessment of hazardous substances and petroleum impacted sites along the Boulder Hwy Corridor in Henderson. This area has been the focus of substantial planning and study for over ten years in an effort to revitalize the historic corridor. The Coalition will use grant funding to establish a brownfields program in Henderson. The program will engage the Henderson community to create a comprehensive brownfield inventory, prioritize revitalization opportunities, perform environmental site assessments, and conduct remedial action/reuse planning activities. The goals of the project are to facilitate transit-oriented and mixed-use redevelopments by remediating sites where contamination is found; and

to reduce the health disparities related to cancer, stroke, chronic lower respiratory disease, heart disease, asthma, diabetes, and other diseases found to have high rates.

The 2008 Boulder Hwy Investment Strategy (BHIS) sought to identify transportation improvements and an optimal mix of uses to promote business development as well as the pedestrian and bicyclist experience. BHIS identified three catalytic sites (located on the north, middle, and south of the corridor) that will be prioritized on this project. The RTC developed the Boulder Hwy Frontage Road Study in 2012. The study objectives were to evaluate the existing ROW and plans for relinquishment; and to develop the frontage road alignments that were conceptualized in the Investment Strategy. More recently, the HUD funded Southern Nevada Strong (SNS) Regional Plan, reaffirmed one of the catalytic sites from BHIS (at the intersection of Boulder Hwy and Gibson/Broadbent Rd on the north end of the project) as an opportunity site. This site could both benefit from and demonstrate the principles of planning for transit-oriented redevelopment to better connect jobs, housing, and transportation. The resulting Neighborhood Center Plan for the key intersection serves as a development model in similar contexts along the corridor, throughout the city, and across the valley.

Having a strong foundation of planning and study in an effort to revitalize the corridor, the coalition will align this project with the existing land use and revitalization plans. The project will focus on the catalytic sites and develop a process to identify other potential brownfield sites on which to conduct Phase 1 and Phase 2 ESAs including asbestos/hazardous materials surveys. The project will also identify priority sites for preparation of remedial actions. To address the target area's high level of economic distress, the Coalition will facilitate public-partnerships necessary to complete revitalization efforts through brownfield redevelopment projects in alignment to the existing plans, as described. The outputs and outcomes that the Coalition expects to accomplish are:

Outputs: 15 Phase 1ESAs; 4 Phase 2ESAs (6 Petroleum; 9 Hazardous Substances)

Outcomes: Job creation; clean-up 7 sites; redevelop 3 brownfield properties; attract new business and facilitate expansion of existing business; improve the corridor's built environment.

ii. Project Timing

The Coalition will ensure the project is completed within the three-year term. The City of Henderson has designated Sean Robertson as the Project Director, a Project Assistant, and a staff team of five planners to support this project. The Coalition will rely on professional services contracts to perform the majority of the work associated with the project. The Coalition will issue an RFP to hire a consultant team of experts to execute the tasks described in this application. Mr. Robertson and his team will be responsible for reviewing consultant products, providing guidance on public and stakeholder outreach and monitoring progress. The project staff team will be reporting regularly to Coalition members and advisory board, ensuring they have the opportunity to review the project progress to provide input at key milestones, and guaranteeing tasks achievements. The consultant will lead the public outreach process (described in Section 3.a.i) to obtain input from the community and stakeholders. This input will help identify and prioritize the uses and services most needed in the area and guide the planning process for development and redevelopment. Milestones will be tracked based on the following:

Table 3. Project Timing

	Task	Timeframe	Responsible Party
Year 1	Consultant selection and contract award	6 months	City staff
	Grant award public notice & work plan	1 month	City staff & contractor
	Initial site outreach & identification	4 months	Contractor w/staff & stakeholders assistance
	Develop public messaging strategy	1 month	Contractor w/staff assistance

Year 2	Continue site outreach & identification	2 months	Contractor w/staff & stakeholders assistance
	Conduct Phase 1 and 2 ESAs	6 months	Contractor
	Clean-up & reuse meetings	2 months	Contractor, staff & stakeholders
	Initial clean-up & reuse plans	2 months	Contractor w/staff assistance
Year 3	Finalize environmental assessments	3 months	Contractor
	Clean-up & reuse meetings	3 months	Contractor, staff & stakeholders
	Finalize clean-up & reuse plans	4 months	Contractor, staff & stakeholders
	Report to public & council adoption	2 months	City staff, contractor & stakeholders

iii. Site Selection

The City of Henderson will lead the Coalition, provide oversight of the grant and perform all EPA reporting and project management for the project. Site selection criteria will be developed via consensus with Coalition members. Sites at the three nodes identified as Catalyst Areas in the BHIS will serve as a starting point for site selection. These areas were prioritized based on transportation and economic analyses conducted during the development of the BHIS plan. Expected criteria include: suspicion of potential contamination and ease of remediation, ability to generate mixed-use or transit-oriented redevelopments, potential ridership, residents' needs, market readiness, and connectivity. This task will include facilitated meetings with Coalition members to finalize selection criteria and prioritize sites. This task will include small or individual meetings with property owners to gain site access. This task will lead to the identification of the sites that will be assessed.

To encourage participation, the City will provide property owners with detailed information about the project and benefits of remediation and reuse. Additionally, the City's RDA offers tax increment financing in this area, which can be used to catalyze redevelopment. Information will also be provided on NDEP's revolving loan fund for brownfield remediation and voluntary cleanup programs to entice participation.

b. Task Descriptions and Budget Table

i. Task Descriptions

As mentioned, the Coalition seeks to contract the majority of the work associated with the project tasks. Coalition members will contribute in-kind planning staff time to participate at clean-up planning meetings and provide input on consultant deliverables.

Task 1: Project Management (\$80,400)

Output: Work plan, contractor procurement, plan to track and measure project progress

This task includes direct costs associated with staffing to handle programmatic and financial grant management including quarterly reporting and environmental oversight. Travel costs to attend two EPA sponsored events (one/year for one person each) are also included. Cost basis:

Staff: 1 person @ 2 conferences at the rate of \$2,500 per trip for = \$5,000

Staff: 650hrs project management/reporting @ \$80/hr = \$52,000+45% fringe rate = \$75,400

Task 2: Public Involvement (\$36,025)

Output: Public Engagement and Outreach Plan, Website, Informational/Educational Materials

The task includes contract work with a public relations firm to conduct outreach, create a messaging strategy, engage property owners and stakeholders, and prepare communications material throughout the project development. The public relations firm will prepare a public engagement and outreach plan, design and facilitate all meetings and events (up to 36), intermittent hourly consulting from ethnic outreach specialists and regular website updates. It is anticipated that digital and interactive outreach tools will be utilized to help share information and gather feedback. Cost basis:

Contractual: Communications strategy and outreach: \$15,000

Contractual: Interactive outreach tool: \$12,000

Staff time: 100hrs to assist w/outreach effort @ 45/hr = \$4,500+45% fringe rate=\$6,525

Supplies/postage/communication materials: \$2,500

Task 3: Site Outreach & Identification (\$58,660)

Output: Brownfield Inventory Report

This task will include historic research of the area by the consultant in collaboration with City staff. The consultant and city staff will conduct tours/windshield surveys of priority focus areas and verify existing conditions. They will review city/county and/or other municipal records relevant to identification of brownfields (including occupancy, permits, tax delinquency status, building code violations, ownership, etc.). The task will also include facilitated meetings with Coalition members to develop criteria of site identification and prioritization based on initial research; and facilitated meetings with property owners to explain the project and gain access to sites. Meetings with Coalition members and property owners will cover education on brownfield issues for hazardous materials and petroleum sites, solicit input on site prioritization, planning activities for cleanup and reuse efforts, and ensure the project outcomes are consistent with the target area vision for improvements. The Coalition will select up to 15 sites for Phase 1ESAs and up to 4 sites for Phase 2ESAs (6 petroleum and 9 hazardous substances). The city will contribute significant in-kind planning staff time for this task through participation in community meetings, identifying and addressing entitlement and permitting issues, and providing input on the plans' recommendations. Cost basis:

Contractual: 75hrs/month @ \$90/hr for 6 months= \$40,500

Staff time: 240hrs site selection/research @ \$45/hr = \$10,800+45% fringe rate=\$15,660

Supplies/postage/communication materials: \$2,500

Task 4: Phase 1 - 2 ESAs & Planning (\$273,462.5)

Output: Phase 1 and 2 ESAs' Reports, Remedial Action Plans (RAPs), QAPPs

The consultant will perform up to 15 Phase 1ESAs at up to 7 petroleum and 8 hazardous substance brownfield sites within the target area. Phase 1ESAs will be performed in accordance with the All-Appropriate-Inquiries (AAI) aspect to the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA), and the standards set forth in the ASTM E1527-13. If Phase 1 ESAs identifies potential contamination of the site, up to 4 Phase 2ESAs will be conducted. The Phase 2ESAs will include sampling and laboratory analysis to confirm the presence of contamination using ASTM E1903-11 standards. Some of the tests that may be performed include: surficial soil and water samples; subsurface soil borings; testing of underground storage tanks, geophysical testing for buried tanks and drums; sampling of dry wells; and transformer/capacitor sampling for polychlorinated biphenyls (PCBs). Each Phase 1 and 2 will be performed by trained and experienced environmental professional. Additionally, the consultant team will begin planning for the clean-up and reuse of the identified brownfields upon completion of the Phase 2 ESAs. Cost basis:

Contractual: Quality Assurance Project Plan (QAPP): \$10,200

Contractual: Up to 15 Phase 1ESAs: 6Petroleum @ \$15,000; 9Hazardous @ \$10,000

Contractual: Up to 4 Phase 2ESAs @ \$20,000 = \$80,000 (Petroleum and Hazardous)

Staff time: 50hrs @ \$45/hr = \$2,250+45% Fringe=\$3,262.5

Task 5: Clean-up & Reuse Planning (\$151,262.50)

Output: Clean-up & Reuse Plans for brownfield sites (up to four)

For each site that receives a Phase 2ESA, clean-up and reuse plans will be prepared to facilitate the clean-up of the property. Planning activities will incorporate input from public outreach efforts and recommendations of the Boulder Hwy/Gibson Neighborhood Center Plan and BHIS to determine most effective options for sites reuse to generate economic development. The consultant team will use the outreach results to ensure that proposed developments and uses address the needs of the area. The environmental consultant will facilitate meetings for impacted sites and draft up to four cleanup/reuse plans for each site. The task will also include health monitoring of populations exposed to hazardous substances, pollutants, or contaminants from the brownfield sites. Cost basis:

Contractual: Cleanup and Reuse Planning 2 Hazardous sites @ \$21,375 = \$42,750

Contractual: Cleanup and Reuse Planning 2 Petroleum sites @ \$21,375 = \$42,750

Contractual: Health monitoring = \$60,000

Staff time: 50hrs @ \$45/hr = \$2,250+45%Fringe=\$3,262.5

Supplies/postage/communication materials: \$2,500

ii. Budget Table

Table 4. Project Budget

	Budget Categories	Project Tasks					
		Task 1	Task 2	Task 3	Task 4	Task 5	Total
Petroleum	Personnel	\$26,000	\$2,250	\$5,400	\$1,125	\$1,125	\$35,900
	Fringe Benefits	\$11,700	\$1,012.5	\$2,430	\$506.25	\$506.25	\$16,155
	Travel	\$2,500	\$0	\$0	\$0	\$0	\$2,500
	Equipment	\$0	\$0	\$0	\$0	\$0	\$0
	Supplies	\$0	\$1,250	\$1,250	\$0	\$1,250	\$3,750
	Contractual	\$0	\$13,500	\$20,250	\$135,100	\$72,750	\$241,600
	Other	\$0	\$0	\$0	\$0	\$0	\$0
	Total Petroleum	\$40,200	\$18,012.5	\$29,330	\$136,731.25	\$75,631.25	\$299,905
Hazardous Substances	Personnel	\$26,000	\$2,250	\$5,400	\$1,125	\$1,125	\$35,900
	Fringe Benefits	\$11,700	\$1,012.5	\$2,430	\$506.25	\$506.25	\$16,155
	Travel	\$2,500	\$0	\$0	\$0	\$0	\$2,500
	Equipment	\$0	\$0	\$0	\$0	\$0	\$0
	Supplies	\$0	\$1,250	\$1,250	\$0	\$1,250	\$3,750
	Contractual	\$0	\$13,500	\$20,250	\$135,100	\$72,750	\$241,600
	Other	\$0	\$0	\$0	\$0	\$0	\$0
	Total Hazardous	\$40,200	\$18,012.5	\$29,330	\$136,731.25	\$75,631.25	\$299,905
	Project Totals	\$80,400	\$36,025	\$58,660	\$273,462.5	\$151,262.5	\$599,810

iii. Ability to Leverage

The Coalition is pledging leveraging for personnel in-kind labor contributions in all the five tasks of the project. The leveraging will assist with public involvement, inventory and prioritization of sites, ESAs, and clean-up and reuse planning activities. As documented in the letters of support provided in Attachments C and D, community organizations, non-profit organizations, the local university, and agency partners have also pledge to support the project. They have offered to contribute with outreach activities, assist with site identification, serve on advisory boards, and provide their expertise on planning, economic, environmental, and health topics.

Substantial segments of the corridor are within Redevelopment Areas. The City and Agency together have funded nearly \$156 million worth of capital improvement projects on the Downtown Redevelopment District and approximately \$283.2 million on the Eastside

Redevelopment District, totaling \$439 million. These investments have been leveraged as a means to stimulate job growth, improve the sustainability of Downtown neighborhoods, and positively impact property values. This project would greatly enhance the work done by the RDA by removing the burden of identifying and assessing from prospective developers. The City intends to seek funding through NDEP's State Grant Fund for Brownfields Cleanup to conduct future cleanup and redevelopment activities. This brownfield assessment will leverage the momentum of these activities to further entice development and revitalization of the corridor.

3. Community Engagement and Partnerships

a. Plan for Involving Targeted Community & Other Stakeholders; and Communicating Project Progress

i. Community Involvement Plan

Under the direction of the Coalition, the public relations contracted firm will create a comprehensive public engagement and outreach plan to solicit and process community input throughout the different phases of the project. Property owners, business owners, employers, residents, home owner associations, etc., will be part of the targeted audience. The plan will be designed to reach out the existing sensitive population groups. The outreach will include several community meetings held in public locations along the corridor. For parcels that are identified as brownfield sites, a more detailed public engagement process will be implemented for residents and business owners that live adjacent or near the sites. Each member of the Coalition will play a role engaging and reaching out to a specific audience. The City will lead communication efforts within the residents of the target area and surroundings. The RDA will target the economic development community, including property owners, businesses, lenders, and developers. The Southern Nevada Health District will focus on engaging non-profit organizations that advocate for healthy living and healthy environment. SNHD will support the City in the education and outreach regarding health concerns and general public welfare associated with the brownfield project. The engagement plan will include a combination of both traditional and innovative methods of communication such as community meetings, press releases, newspaper articles, website updates, e-blasts, and digital interactive informational/educational materials. Translation of outreach materials will be provided in Spanish to reach out the highest minority group of Hispanics or Latino.

Community engagement and partnership has already taken place with the SNS Regional Plan that the City of Henderson led and managed through a HUD-DOT-EPA Partnership for Sustainable Communities Grant. The City was able to receive extensive feedback from the public for the identified opportunity site on Boulder Hwy and Gibson Rd/Broadbent Blvd intersection. Through an online survey and open house, participants provided their input regarding safety, public transit improvements, parks and recreation, transportation, community services and redevelopment opportunities. Participants strongly supported streetscape improvements, infrastructure investment, mixed-use and transit-oriented redevelopments. Residents expressed the need of access to goods and services, particularly grocery stores. The Coalition would like to replicate and expand upon this highly successful process to ensure that residents and stakeholders have an opportunity to provide input on the Brownfield planning effort. Project staff will work closely with the public relations and environmental consultant teams to create and implement a robust public engagement plan including a communications and messaging strategy.

ii. Communicating Progress

The Coalition will host several public meetings and events to share information and receive feedback, and hold targeted focus group meetings with neighborhood residents and

business owners along the corridor. The Coalition will provide public notices for outreach events at public locations like libraries, schools and recreation centers and provide project updates through the city's and project's webpages; social media platforms; email lists from the city's Public Information Office (PIO). A number of tools will be utilized to connect with the stakeholders including: press releases, fliers, iPads, city webpage, social media platforms like Facebook and Twitter, as well as an online community engagement and mapping platform. The use of Spanish translation, particularly in the online engagement tool will help engage residents that may otherwise be excluded. The project team will take advantage of community events when possible to help reach out to the community. Additional communication methods may be identified and used during the life of the grant. The City has demonstrated success thru the SNS Regional Plan outreach process using a variety of tools and techniques to garner input from the public to help understand the needs and concerns of the community. Nearly 70,000 Southern Nevada's voices were heard to develop a shared vision for the Regional Plan.

b. Partnerships with Government Agencies

i. Local/State/Tribal Environmental Authority

The Nevada Division of Environmental Protection (NDEP) supports the City of Henderson's grant application and will be available to advise and consult on the grant project as well as provide input on site selection and other milestones. Sites that are identified as having contaminants will be eligible to participate in NDEP's brownfield program, which currently operates a \$2 million dollar revolving loan fund to help property owners or developers cover the costs to cleanup sites with environmental contamination, and voluntary cleanup program (VCP). The VCP provides relief from liability to owners who undertake cleanups of contaminated properties under NDEP oversight. The NDEP letter of support is attached to Appendix B.

ii. Other Governmental Partnerships

The City of Henderson, the Henderson Redevelopment Agency, and the Southern Nevada Health District (SNHD) have joint efforts to form a Coalition for the purpose of this grant application. In addition, the Coalition will work with RTC and the NDOT. The RTC identified the Boulder Hwy Corridor as a regional rapid transit priority service in 2002. Now, with the existing BRT in service and the high traffic volume, RTC supports the potential of the corridor to accommodate a much more intense pattern of redevelopment focusing on several major intersections. The BRT line operates 24/7 and runs from downtown Las Vegas to downtown Henderson. NDOT maintains the Boulder Hwy Right-of Way (State Route 582) and supports its relinquishment to allow the City to develop a "Green Framework" envisioned by the BHIS.

c. Partnerships with Community Organizations

i. Community Organization Description & Role

The Coalition will partner with local non-profit community organizations, environmental organizations, and the University of Nevada, Las Vegas. The Henderson Chamber of Commerce (HCC) will be a key partner, as will the Henderson Community Foundation (HCF) and the Henderson Historical Society (HHS). HCC plays an important role in economic development representing more than 1,100 businesses in the area and connecting new businesses with our community. The HHS shares a deep respect for the city's history and is actively engaged in protecting the folklore from Henderson's past for future generations. HCF, also a non-profit local organization, partners with donors, volunteers, other non-profit organizations, and the community to connect philanthropic interests with community needs. The Clark County museum is located on Boulder Hwy with great historical resources and ideal meeting space for community outreach events. The not-for-profit St. Rose Dominican Hospital, also located on

Boulder Hwy, still occupies the original location and part of the original building since the 40s. The hospital system is now one of the main employers of Henderson. The Templeton Group is a major property owner along the Boulder Hwy Corridor and also a developer that focuses on senior housing developments. Additionally, we have the partnership support from UNLV, the School of Health Sciences and the transportation and pedestrian safety program Safe Community Partnership. We will be working with both school programs on healthy communities and pedestrian and cyclists safety topics. We have also partnered with two local environmental non-profit organizations, including the Outside Las Vegas Foundation and Sierra Club.

ii. Letters of Commitment

Letters of support (state, NPOs, and private organizations) are included in Attachment D.

4. Project Benefits

a. Health and/or Welfare and Environmental Benefits

i. Health and/or Welfare Benefits

This grant project represents the first step to mitigate risks to public health from potentially harmful contaminants. Based on the Centers for Disease Control and Prevention and the Nevada Vital Statistics Database, the majority of the target area has the highest death rates per 100,000 residents. The project can reduce these health disparities to at least the City levels, for cancer, stroke, CLRD as displayed on death rates table of section 1.b. Cleaning-up brownfield sites will be part of the strategy to reduce public health disparities. The project will significantly reduce the exposure to potential contaminants that the residents currently face.

The Brownfields Assessment project will help promote transit supportive uses that encourage healthier lifestyles. Decreasing automobile usage will result in better air quality and reduce the effects of asthma and other environmental conditions in vulnerable populations. Redevelopment projects on brownfields site will encourage more opportunities for bicycling and walking; reducing diabetes death rates, reducing pedestrian fatalities, and improving air quality. This will be a significant benefit for residents with lack of mobility and higher than average number of children potentially at risk. Planning for reuse will address the limited access to health care, food desserts, and food insecurity between 15%-19.9% that has also been identified in the area. The assessment will bring more opportunities for redevelopments reducing financial burdens associated with hazardous clean-up. Some of the resulting benefits are housing improvements, decreased blighted properties, better access to recreation areas, increased access to healthy food options, sustainable living wage jobs, and a safe walkable community that will significantly contribute to improving the public health and welfare of not only the target area but also the overall community. **Measured Outcomes:** acres redeveloped, invested amount in infrastructure improvements, new fresh food options, jobs created, property values increments.

ii. Environmental Benefits

Identification and redevelopment of high-risk sites will minimize the chances of human exposure to toxicity as a direct result of activities that could be completed with these funds. By removing contaminants and redeveloping in an environmentally friendly way, many environmental benefits will be realized. Impervious surfaces associated with industrial brownfields allow surface runoff to flow into washes, carrying pollutants into soil. The project will help mitigate contamination of washes that has direct impact on the drinking water quality. A proven successful remediation effort was the removal of 2,638 tons of chemical from the environment stemming from the KerrMcGee facility. Brownfields assessment will contribute on reducing the incidental exposure to a host of toxic contaminants, including heavy metals, particularly lead, and petroleum. Redevelopments will incorporate water conservation and

drought tolerant regulations to reduce climate change impacts. The project will help to remove the conditions of blight and improve the environment. As the brownfield sites are analyzed and if necessary remediated, the way will be paved for prospective developers or businesses that now do not have to do that work. In this way, the plan will help implement the goals of SNS, the Boulder Hwy/Gibson opportunity site, and the BHIS, each of which promote improved air quality, sustainable land use practices, and healthier communities through an efficient mix of uses, transit-oriented development, and multi-modal transit options to reduce auto dependency.

i. Environmental Benefits from Infrastructure Reuse/Sustainability Reuse Policies, Planning, and Other Tools

The City of Henderson has been a leader in the promotion of sustainable development and high quality development standards in the region. The City has a Development code that addresses sustainable development in the entitlement review process. For any new construction, demolition, and substantial renovation of the identified brownfield sites in the target area; developers will comply with standards related to energy efficiency, recycling and waste reduction, compact urban design, integration of the urban nature, transportation options, environmental health, water efficiency, drought tolerant landscaping, and optional above code programs (i.e. LEED standards) to increase the project sustainability. In addition, the City's Comprehensive Plan includes several policies promoting sustainability in the form of connected places, balanced land uses, preserving and integrating the desert environment, and the efficient use of land. The City operates a Water Treatment Plant that supplies 15% of drinking water.

The most recent example of sustainable planning is the SNS Regional Plan. The plan was managed and developed by the City and funded by the HUD-DOT-EPA Partnership for Sustainable Communities. Conceived with the Livability Principles, SNS over-arching goal to better connecting jobs, housing choices, and transportation options, will be incorporated into brownfield redevelopment projects to the maximum degree possible. SNS identified an opportunity site located in the Boulder Hwy Corridor and developed a neighborhood center plan, intended to serve as a model for other key sites in the area. SNS also incorporated previous planning efforts from the BHIS and its Landscape Design Manual, developed with the vision of revitalizing the historic corridor. Application of the existing sustainable policies and planning tools will facilitate brownfields clean-up and redevelopment while also helping to make the target area more attractive, economically stronger, and more socially diverse. It is intended to implement green building design, green affordable housing, materials recycling, promote walkability and cycling, and reuse existing infrastructure.

ii. Integrating Equitable Development or Livability Principles

As a recipient of the Sustainable Communities Grant, the Coalition has adopted all six livability principles. It intends to enhance economic competitiveness while valuing the unique characteristics of our community. One of the key findings of the SNS Regional Plan was the importance of understanding the needs of the individuals that reside here and are likely to be employed in our core industry, tourism, as well as targeted industries. The life blood of the hotels and casinos that drive the economy of Southern Nevada are lower income individuals. They could benefit greatly from housing choices and complete communities that result in reduced transportation costs, better access to goods and services, and healthier lifestyles. With a clear understanding of the resident's needs, we can do a better job of connecting jobs, housing, services and transportation; promoting healthy lifestyles and improved air quality through reduction in vehicle miles and improving the pedestrian and bicycle experience; and providing an appropriate variety of housing and transportation choices, particularly for the traditionally

marginalized and under-represented sectors of the community. These principles will guide the outreach process and the planning for housing types, services, and amenities for the area.

b. Economic and Community Benefits (long-term benefits)

i. Economic or Other Benefits

As lead agency for the recently completed HUD-DOT-EPA Partnership for Sustainable Communities Grant, the City of Henderson is committed to implementing the site analysis funded through the SCI grant which supported the Boulder Hwy Investment Strategy. The site analysis included recommendations for the Boulder Hwy Corridor opportunity site located in the Northern Catalyst Area, one of the three priority areas for this grant application, taking advantage of the potential growth around transit nodes identified through previous planning efforts. This grant would afford the corridor the opportunity to advance towards the multi-modal goals identified for the area. The new development catalyzed by this investment will help generate new jobs and additional development as the corridor continues to emerge from the recent financial crisis. Estimates indicate that this investment will lead to \$2 billion in new development over the next 20 years, result in around 7,000 new housing units, 3.5 million SqFt of new commercial space, and generate over 20,000 new transit riders. This growth will lead to substantial property and sales tax revenue growth, providing lasting income growth for the City. New development will support housing revitalization in an area where it is needed, allowing for new amenities in the form of recreation, shopping and services for area residents.

ii. Job Creation Potential: Partnerships with Workforce Develop. Programs

Brownfield redevelopment will produce local construction jobs, creating an immediate positive economic impact to the area, while new mixed-uses will result in additional local employment opportunities. The Coalition will promote local hiring and procurement throughout the project. Existing programs and distribution lists will be utilized to promote the opportunity to respond to the Request for Proposals to local businesses specializing in brownfield assessment and cleanup/reuse planning. This will include women-owned and minority-owned businesses. The Coalition will reach out to Nevada's Department of Rehabilitation and Training to identify any brownfield job training opportunities. The Coalition will also work with the Henderson Chamber of Commerce to evaluate opportunities to attract employers and small businesses.

5. Programmatic Capability and Past Performance

a. Programmatic Capability

The City of Henderson will lead the Coalition with support from the RDA and the SNHD. The City will be responsible for all administrative and programmatic tasks, including preparing and submitting quarterly, annual, and final program reports in compliance with the program requirements and Cooperative Agreement. The City, through its Finance and Community Development & Services Depts., has the technical and administrative capabilities to manage the grant, with a well-established track record of managing a variety of grant funded programs. The City's program for contracting consultants complies with Federal and State procurement requirements. The City successfully served as lead agency among Southern Nevada Regional Planning Coalition members in the pursuit and management of a \$3.5M grant from the Partnership for Sustainable Communities to develop the SNS Regional Plan for sustainable development. The Coalition has assembled a two-person core project management team with significant, relevant grant management experience to oversee implementation of the project.

Sean Robertson, AICP, City of Henderson: will serve as Project Director. Sean has 18 years of planning experience in Southern Nevada. Sean was the project manager for the successful team in obtaining the \$3.5M grant that led to the creation of the SNS Regional Plan. In that capacity

he developed the project framework necessary to carry out a project of that magnitude. Upon getting staffing in place, he continued in the role of liaison with HUD preparing and submitting all deliverables and semi-annual reports.

Alejandra Fazekas, City of Henderson: will serve as Assistant Project Director, supporting implementation of all project tasks. Mrs. Fazekas received a Master of Regional and City Planning degree from the University of Oklahoma. She joined the City of Henderson as Planner II, implementing a wide range of grant administration and long-range planning projects in the areas of historic preservation, downtown revitalization, and comprehensive planning.

Additional Staff Support: the project management team will be supported by the Long Range Planning and Neighborhood Services Division. Additional staff to conduct planning and technical activities such as GIS and demographic analysis will be available as needed.

b. Audit Findings

A local subgrantee failed to return \$108,603.59 of a program income as required and used the funds for ineligible expenses. Corrective action entailed the City reimbursing the HOME program from their general fund. The subgrantee was withheld reimbursement and is currently repaying the City for the amount paid from the general fund. This situation won't apply to this grant since there will not be subgrantees or program income.

c. Past Performance and Accomplishments

i. Has not Received an EPA Brownfields Grant but has Received Other Federal or Non-Federal Assistance Agreements

Has Not Received an EPA Brownfields Grant but has Received Other Federal or Non-Federal Assistance Agreements.

1. Purpose and Accomplishments

In 2011, the City of Henderson was awarded with \$3.5 million dollar grant of the Sustainable Communities Initiative, from the interagency partnership of HUD-DOT-EPA. This grant led to the creation of the SNS Regional Plan. Tangible outputs included (1) special area plans being adopted by participating entities for the "opportunity sites" identified; (2) a Regional Analysis of Impediments (RAI) to Fair Housing which satisfies each entity requirements as a recipient of CDBG funds; (3) the Regional Plan itself, adopted by the Southern Nevada Regional Planning Coalition as its state law mandated Regional Plan; and (4) an organizational structure to manage implementation that will remain in place through RTC, the MPO for the region. Additionally, the City of Henderson has been a HUD Community Development Block Grant entitlement grantee since 1980 and a HUD HOME Investment Partnership entitlement grantee since 2003. The City is also a HUD grantee for the Neighborhood Stabilization and Lead Hazard Control Programs. During the current fiscal year, the Neighborhood Services Division is administering \$7 million in federal grants from HUD, DOE, and DOI and \$1.1 million in state and local grant funds. The City has also completed two remediation projects utilizing state funds. The former Police Firing Range was remediated for lead allowing for development of a new access road into the Bird Viewing Preserve. Cornerstone Park was successfully remediated for perchlorate as a result of prior mining operations.

2. Compliance with Grant Requirements

As lead agency for the Southern Nevada Regional Planning Coalition (SNRPC), the City of Henderson has met all requirements for reporting, financial expenditures, and timely submittal of deliverables related to Southern Nevada Strong. While the schedule has been adjusted when necessary, with HUD approval, the work plan has been followed. There have been no compliance issues and no corrective action has been necessary.

LIST OF ATTACHMENTS

The following attachments are provided for this City of Henderson Community-Wide Brownfields Assessment Grant Proposal for FY2016, per page 29 of the Grant Guidelines.

- a. Threshold eligibility documentation
- b. Letter from the state or tribal environmental authority
- c. Documentation of applicant eligibility if other than city, county, state, or tribe
NOT APPLICABLE
- d. Letters of commitment from all community organizations identified in the community engagement and partnerships ranking criteria
- e. Documentation indicating leveraged funds are committed to the project
NOT APPLICABLE
- f. Justification for requested waiver of the \$200,000 limit for a site-specific assessment, if applicable – NOT APPLICABLE
- g. Property-specific determination request, if applicable – NOT APPLICABLE
- h. Letters of commitment from assessment coalition members, if applicable
- i. Petroleum eligibility determination information, if applicable – NOT APPLICABLE

*Documentation of HUD-DOT-EPA Partnership for Sustainable Communities (PSC) grant recipient, per Other Factors Checklist.

*Map of project target area.

ATTACHMENT A THRESHOLD DOCUMENTATION

1. Applicant Eligibility

- The City of Henderson, Nevada, is eligible to apply for the FY16 EPA Brownfields Assessment Grant because it is considered a General Purpose Unit of Local Government as defined by EPA under 2 CFR 200.64.
- The Henderson Redevelopment Agency is eligible to apply for the FY16 EPA Brownfields Assessment Grant because it is a separate legal entity under state and local law and meet the definition of an eligible entity as described in Section III of the Assessment Grant Guidelines.
- The Southern Nevada Health District (SNHD), is eligible to apply for the FY16 Brownfield Assessment Grant because it is a government entity created by State Legislature in 1962 as described in Section III of the Assessment Grant Guidelines.

2. Letter from the State or Tribal Environmental Authority

A letter of acknowledgement/support signed by the Nevada Division of Environmental Protection is presented as Attachment B.

3. Community Involvement

The Coalition will have a Public Engagement and Outreach Plan that will be implemented through the different phases of the project. The purpose of the plan is to solicit and process community input. The target audience is property owners, business owners, employers, neighborhood residents, and home owner associations, along the Boulder Highway Corridor. Each member of the Coalition will play a role in engaging and reaching out to a specific audience. The City will lead communication efforts within residents of the target area. The Redevelopment Agency will target the economic development community, including property owners, businesses, lenders, and developers. The Southern Nevada Health District will focus on engaging non-profit organizations that advocate for healthy living and healthy environment. SNHD will support the City in the education and outreach regarding health concerns and general public welfare associated with the brownfield project.

The Engagement and Outreach Plan will include both traditional and innovative methods of communication such as community meetings, press releases, newspaper articles, website updates, e-blasts, and digital interactive informational/educational materials. The plan will have several community and focus group meetings held in public locations along the corridor. For parcels that are identified as brownfield sites, a more detailed public engagement process will be implemented for residents and business owners that live adjacent or near the sites. The Coalition will provide public notices for outreach events at public locations like libraries, schools, and recreation centers. Project updates will be provided through the City's and Project's websites, social media platforms, and the City's Public Information Office (PIO). Spanish translated materials will be used to reach out minority populations whose primary language is not English.

The Coalition would like to replicate and expand upon the successful process of public engagement implemented through the SNS Regional Plan funded by the HUD-DOT-EPA Partnership for Sustainable Communities Grant. The public engagement plan effectively reached the hard-to-reach populations and engaged public and private

agencies throughout the Southern Nevada region. The Coalition has already established partnership with community-organizations in support of this brownfield assessment effort. Coalition partners are as follow:

Table 1. Community-organizations Support

Organization	Type	Support Pledged
Nevada Division of Environmental Protection	State	Regulatory and advisory assistance
Regional Transportation Commission (RTC)	State	Technical support, public outreach
Nevada Department of Transportation	State	Technical support, advisory assistance
Henderson Chamber of Commerce (HCC)	Local	Public outreach
Henderson Community Foundation (HCF)	Local NPO	Advisory boards, public outreach
Henderson Historical Society (HHS)	Local NPO	Public outreach, sites historic data
Clark County Museum	State	Meeting space, public outreach
St. Rose Dominican Hospitals	Private	Planning meetings, public outreach
Ken Templeton Realty & Investment, Inc	Private	Public outreach
University of Nevada Las Vegas (UNLV) Safe Community Partnership Program	Private	Planning meetings, public outreach
University of Nevada Las Vegas (UNLV) School of Community Health Sciences	Private	Technical support, planning meetings, public outreach
Outside Las Vegas Foundation (OLVF)	Local NPO	Public outreach
Sierra Club, Southern Nevada Group	Local NPO	Public outreach, advisory boards

4. Site Eligibility and Property Ownership Eligibility

This grant application is for a community-wide assessment, not a site-specific assessment. Therefore this criteria is NOT APPLICABLE to this application.

ATTACHMENT B

LETTER FROM THE STATE OR TRIBAL ENVIRONMENTAL AUTHORITY



NEVADA DIVISION OF
**ENVIRONMENTAL
PROTECTION**

STATE OF NEVADA
Department of Conservation & Natural Resources

Brian Sandoval, Governor
Leo M. Drozdoff, P.E., Director
Colleen Cripps, Ph.D., Administrator

November 17, 2015

Environmental Management Support, Inc.
Attn: Mrs. Edie Findeis Cromwell
8601 Georgia Avenue, Suite 500
Silver Spring, MD 20910

**RE: SUPPORT FOR THE CITY OF HENDERSON'S APPLICATION FOR THE US EPA FY16
COMMUNITY-WIDE COALITION BROWNFIELDS ASSESSMENT GRANT**

Dear Mrs. Cromwell:

The Nevada Division of Environmental Protection Brownfields Program (NDEP BP) acknowledges and supports the City of Henderson's grant application for a Community-Wide Coalition Brownfields Assessment Grant. The NDEP BP understands that this application is being prepared in accordance with US EPA's guidance document RFP No. EPA-OSWER-OBLR-15-04, titled "FY16 Guidelines for Brownfields Assessment Grants." This letter of acknowledgement addresses the requirement for a "Letter from the State or Tribal Environmental Authority," described in SECTION III.C.2. The NDEP BP acknowledges that the City of Henderson is applying for a grant to assess properties that may be impacted by hazardous substances and/or petroleum products. The US EPA Brownfields grant funding will strengthen cleanup and redevelopment efforts in the Boulder Highway Corridor of the City of Henderson. The NDEP BP wholly supports the City of Henderson in this endeavor.

NDEP agrees that an assessment of the Boulder Highway Corridor to identify potential brownfield sites and plan for their clean-up and re-use would help encourage investment and redevelopment in an area of the City that is traditionally under-represented and underserved. Residents of this area being typically lower income and among the most ethnically diverse would benefit tremendously from the improved access to employment, transportation options, and housing choices that this project would lead to. Additionally, the foundation of work already completed for this area through both the Southern Nevada Strong (SNS) Regional Plan and the City's Boulder Highway Investment Strategy indicates a strong commitment on the part of the City to revitalize the corridor.

Should the City of Henderson be awarded these funds, NDEP would be pleased to provide regulatory assistance and advisory support to ensure successful completion of the project.

Sincerely,

David Friedman
Nevada 128(a) Brownfields Coordinator
Nevada Division of Environmental Protection

ATTACHMENT D
LETTERS OF COMMITMENT FROM COMMUNITY ORGANIZATIONS



600 S. Grand Central Pkwy. • Las Vegas, Nevada 89106-4512 • 702-676-1500 • FAX: 702-676-1518

Tina Quigley,
General Manager

November 24, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: SUPPORT FOR THE CITY OF HENDERSON'S BOULDER HIGHWAY CORRIDOR
PROPOSAL ON THE FY16 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT
GRANT

Dear Mr. Robertson:

The Regional Transportation Commission of Southern Nevada (RTC) strongly supports the City of Henderson's application for \$600,000 from the U.S. EPA Brownfields Community-wide Assessment Grant Program. We understand the grant will provide funding for developing inventories of properties impacted by hazardous substances and/or petroleum contaminants, prioritizing sites, conducting community involvement activities and conducting site assessments and cleanup planning related to brownfield sites. We applaud the City's effort to support the revitalization and redevelopment along the Boulder Highway Corridor.

The Boulder Highway Corridor is prominent because of its role as a connection between Downtown Las Vegas, Henderson, and Lake Mead. RTC identified the corridor as a regional priority for rapid transit service in 2002. Since then, the City has completed the Boulder Highway Investment Strategy to promote revitalization and support transit usage. In addition, the City completed the Southern Nevada Strong Regional Plan that identified an opportunity site at a major intersection. With high traffic volumes and the existing Rapid Transit service provided by RTC, we believe that Boulder Highway has the potential to accommodate a much more intense pattern of development focusing on several major intersections along the corridor. The EPA Brownfields Community-wide Assessment Grant will definitely contribute on positively impacting the area and achieving the overall vision of the corridor revitalization.

In support to the City of Henderson's Brownfields Assessment Grant application, RTC can provide technical support and guidance in the areas of transit development. We can also provide assistance in identifying potential brownfield sites and reaching out to stakeholders along the corridor. Further, RTC is willing to participate in public engagement events and to serve on advisory boards or technical committees as needed.

Please feel free to contact us to provide additional information to demonstrate our full support for this U.S. EPA Brownfields Community-wide Assessment Grant application for the City of Henderson.

Sincerely,

A handwritten signature in black ink, appearing to read "Tina Quigley". The signature is fluid and cursive, with a large loop for the "Q" and a long, sweeping tail for the "y".

Tina Quigley
General Manager
Regional Transportation Commission



BRIAN SANDOVAL
Governor

STATE OF NEVADA
DEPARTMENT OF TRANSPORTATION

RUDY MALFABON, P.E., *Director*

In Reply Refer to:

December 8, 2015
City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: LETTER OF SUPPORT FOR THE CITY OF HENDERSON
EPA BROWNFIELDS COMMUNITY-WIDE ASSESSMENT GRANT APPLICATION

Dear Mr. Robertson:

On behalf of the Nevada Department of Transportation (NDOT), I am providing this letter to indicate our support for the City of Henderson's Coalition in applying for the U.S. EPA Brownfields Community-wide Assessment Grant of \$600,000 during the 2016 grant cycle. It is my understanding that should this grant application be successful, the grant funding will be utilized to inventory, characterize, assess and conduct cleanup planning and community involvement related to brownfield sites along the Boulder Highway Corridor. We applaud the City's efforts to revitalize brownfield properties, mitigate potential health risks and restore economic vitality and support your pursuit of this grant.

The Boulder Highway Corridor in the City of Henderson is a primary focal point in NDOT's pedestrian safety program and we will continue to work closely with the City to make these safety improvements. We understand the City has a long standing goal to revitalize the Boulder Highway Corridor and the EPA Brownfields Community-wide Assessment Grant will align with the city's Boulder Highway Investment Strategy adopted in 2009. The City of Henderson has participated in a dialogue with NDOT regarding relinquishment of Boulder Highway to enable the City to pursue goals of transit supportive development and redevelopment along the corridor. The corridor has a large number of older commercial buildings, a substantial amount of undeveloped acreage, auto-related uses and older housing stock. The brownfields assessment initiative will help to address these issues and boost economic development in the area.

NDOT will continue to participate in Henderson Strong, the City's latest Comprehensive Plan Update, and support your successful efforts with brownfields assessment grant.

Sincerely,

A handwritten signature in blue ink, appearing to read "P.D. Kiser".

P.D. Kiser, P.E., PTOE
Assistant Chief Traffic Safety Engineer
Nevada Department of Transportation



November 17, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

**RE: FY16 US EPA BROWNFIELDS ASSESSMENT GRANT APPLICATION SUPPORT
FOR BOULDER HIGHWAY CORRIDOR**

Dear Mr. Robertson,

The Henderson Chamber of Commerce (HCC), Henderson Development Association (HDA) and Henderson Chamber of Commerce Foundation (HCCF), which represents more than 1,100 businesses in the area, strongly supports the effort of the City of Henderson to obtain an EPA Community-wide Brownfields Assessment Grant.

Having our administrative offices located on Boulder Highway and within the established redevelopment district, we believe that the remediation of vacant and underutilized parcels is necessary to support the revitalization of the corridor that, in turn, will support the residents and businesses of the area. There is tremendous opportunity along the Boulder Highway and surrounding areas, and we appreciate the City's vision and continued efforts to revitalize the historic part of Henderson.

Our respective members, sponsors, development experts, along with our three Boards, all stand ready to assist and participate with the City in the redevelopment process. We believe that the City's effort to identify potential brownfield sites and plan for their redevelopment will help remove impediments to development and encourage business investment in the area. Additionally, the City of Henderson has an experienced team that will maximize a grant, helping bring about positive change in the redevelopment areas of Henderson.

Please feel free to contact me or our team at Henderson Chamber of Commerce if you require additional information that may assist you in your grant selection process. Thank you for your time and consideration in this matter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Scott Muelrath'.

Scott Muelrath
President and C.E.O.
Henderson Chamber of Commerce



November 23, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: FY16 US EPA BROWNFIELDS ASSESSMENT GRANT APPLICATION,
SUPPORT FOR THE CITY OF HENDERSON PROPOSAL

Dear Mr. Robertson,

On behalf of the HENDERSON COMMUNITY FOUNDATION, we would like to provide this letter of support for the City of Henderson's application for the FY 2016 EPA Brownfields Community-wide Assessment Grant in the amount of \$600,000 to assess hazardous substances and petroleum product impacted properties. We understand that the funds will be used for identification, prioritization, and planning for cleanup and reuse of brownfield sites. We applaud The City's efforts to re-focus on the revitalization and redevelopment of Boulder Highway Corridor.

In my role as President and Chairman of the Henderson Community Foundation as well as a previous employee of the Henderson Redevelopment Agency, I know firsthand what a project of this nature can do to jumpstart redevelopment efforts in a recessed area. This project will pave the way for future investors and alleviate any potential financial burdens associated with hazardous clean-up.

The Henderson Community Foundation is committed to providing resources and support to improve the health, education and quality of life in our community. We believe that hazardous remediation efforts are a vital and strategic step in accomplishing that mission in distressed urban areas such as the Boulder Highway Corridor. Our work in the community has shown a proven need in older areas of Henderson and our organization feels strongly that efforts such as these will have a favorable impact on economic development.

Please accept this letter as a showing of not only my support but the continued commitment of the Henderson Community Foundation on behalf of this Brownfields Assessment Grant application for the Boulder Highway Corridor. Further, the Henderson Community Foundation is willing to serve on advisory boards or technical committees as needed that are developed in support of this grant and brownfields redevelopment in our community.

Please feel free to contact us for demonstration of further support of this grant proposal.

Sincerely,

A handwritten signature in black ink, appearing to read 'Lisa Sich', is positioned above the printed name.

Lisa Sich
President and Chairman
Henderson Community Foundation

2756 N. Green Valley Parkway, Suite 268, Henderson, Nevada 89014
(702) 952-2640

We must remember our History to grasp the Future

November 19, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050



RE: SUPPORT FOR THE CITY OF HENDERSON PROPOSAL FOR FUNDING OPPORTUNITY FROM THE FY16 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT

Dear Mr. Robertson;

On behalf of the HENDERSON HISTORICAL SOCIETY (HHS) we would like to extend our full support for the City of Henderson's Coalition in applying for \$600,000 funding opportunity from the U.S. EPA Brownfields Community-wide Assessment Grant. HHS understands that the Coalition intends to use the grant funding to inventory, prioritize and plan for cleanup and reuse of priority brownfield sites located along Boulder Highway Corridor. HHS is also aware that the goals of the proposed project are environmental restoration (reducing threats to human health and the environment; creating parks, trails, etc.) and also for economic development (making sites ready for new businesses, creating jobs and tax-based revenue).

In its early days, the Boulder Highway Corridor served as the primary gateway between Las Vegas, Henderson, and points south, including Boulder City and the Hoover Dam. At that time, the corridor was distinguished by the Titanium Metals operation, which employed many Henderson residents. It was also characterized by the many small businesses that popped up along the corridor, all hoping to capture some of the traffic passing through. As the Las Vegas Valley grew, the corridor began to lose its prominence as a regional corridor and many businesses began to decline. Titanium Metals remains a significant presence along the corridor, although its operation is now concentrated west of the highway.

The purpose of the Henderson Historical Society is to encourage and foster public awareness and pride in the City of Henderson and to preserve the stories of the past. The Society will do its part to help the City pass on our heritage to future generations by preserving historical places, events, and oral stories — because we must remember the historical past to grasp the future. For the purpose of this grant, we offer our support on discovering the history behind property sites along Boulder Highway that could help identify potential brownfields. We are very pleased to contribute to the sustainable growth and development of Henderson, formerly known by its secrete code PLANCOR 201H.

We understand how important a project of this size is and extend our support for this proposal by offering to serve on a brownfield advisory committee if needed. We can also assist participating in public outreach meetings and share updates as the project moves forward. If you require additional information, please do not hesitate to contact us to further support this grant application.

Sincerely,

Lou LaPorta
Board President, CEO
Henderson Historical Society

November 24, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

**RE: LETTER OF SUPPORT FOR THE CITY OF HENDERSON PROPOSAL
FY16 U.S. EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT**


Dear Mr. Robertson;

The Clark County Museum is pleased to support the City of Henderson's efforts in pursuing an EPA Community-wide Brownfields Assessment Grant in the amount of \$600,000 to assess the presence of hazardous substances and petroleum contaminants on potential properties along the Boulder Highway Corridor. It is our understanding that should the grant is awarded, the funds provided will be used to inventory, characterize, assess, conduct cleanup planning and community involvement related to brownfields sites. The museum commends the City's effort to seek effective ways to revitalize and redevelop such an important corridor for the Las Vegas Valley.

The Clark County Museum, originally founded in 1967 by the Henderson Chamber of Commerce as the Southern Nevada Museum, has been open for over 40 years and is the oldest museum in the Vegas Valley. The museum is located on a 30-acre site located on the Boulder Highway Corridor. It features a modern exhibit hall with a timeline exhibit about Southern Nevada from pre-historic to modern times and a collection of restored historic buildings that depict different decades in southern Nevada history.

The museum recognizes the importance of this project and is pleased to support it. In support of the City of Henderson's EPA Brownfields Assessment Grant proposal, the museum can assist with community outreach efforts and share updates with visitors. We strongly encourage the EPA to fund this grant request.

Sincerely,



Mark Hall-Patton
Museum Administrator

Clark County museum system



**St. Rose
Dominican Hospitals.**

A Dignity Health Member

November 19, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

**RE: EPA BROWNFIELDS ASSESSMENT GRANT APPLICATION SUPPORT FOR THE CITY OF
HENDERSON PROPOSAL ON BOULDER HIGHWAY TARGET AREA**

Dear Mr. Robertson;

The St. Rose Dominican, Rose de Lima Campus fully supports the Coalition led by the City of Henderson in their application for \$600,000 in grant funding through the U.S. Environmental Protection Agency's Brownfield Community-Wide Assessment Grant. We understand these funds will be used to inventory, prioritize, and plan for cleanup and reuse of priority brownfield sites along the Boulder Highway Corridor.

The Dignity Health – St. Rose Dominican hospital system has tight origins with Henderson's beginnings as an industrial town in the early 1940s. The Basic Magnesium Inc's Hospital, later named St. Rose Dominican, Rose de Lima Campus was founded by the U.S. government to provide healthcare to area industrial workers and their families during World War II. The hospital became the first in the area to receive a nuclear medicine laboratory and the first fully accredited cancer treatment center in 1956. Today, the Rose de Lima Campus and WomensCare Center of Excellence, still occupies the original facility located in the "heart" of old Henderson, west bound of Boulder Highway Corridor.

Nearly 70 years later, our original campus is a vital part of the Henderson community. As a healthcare provider with a mission of "serving and advocating for our sisters and brothers who are poor and disenfranchised", we are pleased to learn that his project will benefit sensitive population groups who are potentially subject to environmental exposures such as brownfields. In addition, as one of the largest employers of the City, we recognize that is crucial to the economic vitality of the area to have properties ready for redevelopment that can house businesses and create jobs. Part of our mission is "partnering with others in the community to improve the quality of life". To that end, we are enthusiastically offering our partnership in this project. We will participate in planning meetings and we will assist with any public meetings or outreach efforts that will help generate community involvement.

Please feel free to contact us so that we may demonstrate further support of this EPA Brownfields Community-wide Assessment Grant Application focused on the Boulder Highway Corridor.

Sincerely,

Holly Lyman
Director of WomensCare Center & Community Outreach
Dignity Health – St. Rose Dominican Hospital

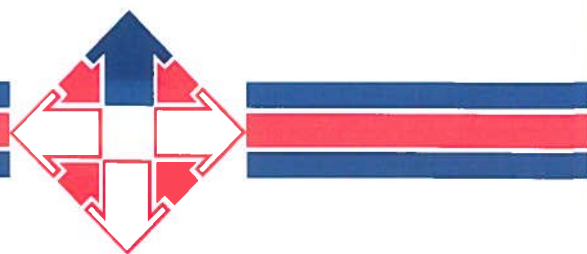
Rose de Lima Campus
102 E. Lake Mead Parkway
Henderson, NV 89015
direct 702.564.2622
strosehospitals.org

Siena Campus
3001 St. Rose Parkway
Henderson, NV 89052
direct 702.616.5000
strosehospitals.org

San Martín Campus
8280 West Warm Springs Rd.
Las Vegas, NV 89113
direct 702.492.8000
strosehospitals.org

November 17, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water Street
Henderson, NV 89009-5050



**ken templeton realty &
investment, inc.**

3311 S. RAINBOW, STE. 225
LAS VEGAS, NEVADA 89146
(702) 873-6700
(702) 367-0300 FAX

RE: BOULDER HIGHWAY CORRIDOR, US EPA BROWNFIELDS ASSESSMENT GRANT
APPLICATION SUPPORT

Dear Mr. Robertson;

The Templeton Group is pleased to support the City of Henderson's grant application to the Environmental Protection Agency for community-wide environmental assessments associated with the Boulder Highway Corridor.

The Templeton Group is a major property owner along the Boulder Highway corridor and is excited for the opportunity to assist the City of Henderson in its effort to address potential brownfield issues in this area. There is both tremendous potential and need along the corridor and we appreciate the City's continued efforts to foster development.

We do a variety of development types but the primary goal is to help meet the housing need for our senior citizens. Imperative to the quality of life for seniors is access to shopping, services, medical facilities, etc. Development of vacant and underutilized parcels is necessary to support the transportation options and businesses that in turn will support the residents of the area. In this regard, the goals of the Templeton Group are in direct alignment with those of the City. We believe that the City's effort to identify potential brownfield sites and plan for their redevelopment will help remove impediments to the development and business investment that are needed.

We strongly support the City in its effort to obtain an EPA Brownfield grant to achieve these objectives, and we offer our support in terms of participating in community work groups and supporting public outreach.

Sincerely,



Kenneth L. Templeton
Property Owner
The Templeton Group

November 23, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050



RE: BOULDER HIGHWAY CORRIDOR
FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT
SUPPORT FOR THE CITY OF HENDERSON APPLICATION

Dear Mr. Robertson:

It is of great pleasure to provide this letter of support on behalf of the University of Nevada, Las Vegas (UNLV)'s Safe Community Partnership Program for the City of Henderson's application for a 2016 EPA Brownfields Community-wide Assessment Grant. We support the project goals that if the grant is awarded, the funds will be used for developing inventories of brownfields, prioritizing sites, conducting community involvement activities and conducting site assessments and cleanup planning related to brownfields sites.

The Safe Community Partnership Program aims to make roads less dangerous, working to improve traffic and pedestrian safety in the Las Vegas Valley. The Valley is a hazardous place for pedestrians. The Boulder Highway Corridor has been identified as an indicative of where road design and human nature collide. The corridor was auto-oriented designed characterized by long stretches without crosswalks. This is an area in need of improvements and we strongly believe that the EPA Brownfields Assessment Grant will be of great impact for redevelopment, mobility improvement for all, and economic revitalization.

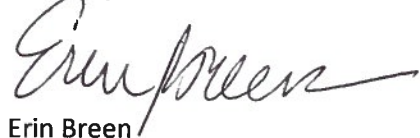
Recently, the Southern Nevada Pedestrian Safety Education and Legislation Task Force launched a project to bring together all the entities who govern Boulder Highway to meet with business owners and road users to discuss a long range solution to the issues along Boulder Highway and how changing the culture of the road is overdue and relevant to the quality of life for those living along the corridor as well as business owners. Surveys with road users began December 1st and we are anxious to share our information with the Henderson team working on the Brownfield project.

Boulder Highway has been particularly deadly in 2015, eight pedestrians, two bicyclists and several vehicle occupants have been killed along the road. The design of Boulder Highway has many flaws that contribute to these deadly outcomes. Working with community partners to address the issues will be a long commitment, but the potential rewards are far greater; it would be exciting if the EPA chose Henderson's application to be part of the kick off to the solution.

The Safe Community Partnership Program and the City of Henderson have a long-standing relationship and have worked in close collaboration on projects and events related to transportation and pedestrian safety. In my role as Program Director, I served on the Transportation Task Group for Southern Nevada Strong (SNS) Regional Plan, a recently adopted and federally-funded Sustainable Communities Initiative planning grant, also led by the City of Henderson. I am now serving on the Transportation Stakeholder Group for the City of Henderson Comprehensive Plan update. We have common goals in promoting pedestrians and cyclists' safety. Therefore, on behalf of the Transportation Research Center of UNLV, we will support the project by participating on workgroups, assisting to recruit stakeholders and sharing project updates with contacts, and facilitating workshops as needed. I am excited about this proposed project and its potential to positively impact the Henderson community.

Please feel free to contact me directly at 702-895-2015 and/or email scp.unlv@gmail.com so that we may demonstrate further support of this EPA Brownfields Assessment Grant application.

Sincerely,

A handwritten signature in black ink, appearing to read "Erin Breen", with a stylized, flowing script.

Erin Breen

Director of Safe Community Partnership Program
Transportation Research Center
University of Nevada, Las Vegas (UNLV)

December 7, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050



RE: BOULDER HIGHWAY CORRIDOR
FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT
SUPPORT FOR THE CITY OF HENDERSON APPLICATION

Dear Mr. Robertson:

On behalf of the UNIVERSITY OF NEVADA, LAS VEGAS – SCHOOL OF COMMUNITY HEALTH SCIENCES, it is with great pleasure that I take this opportunity to recommend the City of Henderson's grant proposal for the FY2016 EPA Community-wide Brownfields Assessment. We support the project goals and we understand that if the grant is awarded, the funds will be used for developing inventories of brownfields, prioritizing sites, conducting community involvement activities and conducting site assessments and cleanup planning related to brownfields sites. We applaud the City's efforts to focus on brownfields assessments along the Boulder Hwy Corridor considering potential environmental impacts to the residents.

The UNLV School of Community Health Sciences is always looking for ways to improve the quality of life and eliminate health disparities in the Las Vegas Valley. Our research focuses on childhood lead poisoning prevention and the impact of the built environment on human health. The School of Community Health Sciences is dedicated to improving the health and well-being of people worldwide. Its departments, programs, and research units work to provide a diverse education, practical training experience and community involvement opportunities to prepare students to become leaders and professionals in the field of public health.

In my role as a Dean, along with my research and faculty team, we were able to establish the Childhood Lead Poisoning Prevention Program in Nevada in collaboration with the Southern Nevada Health District and the Nevada State Health Division. This effort has led to the development of screening protocols for children, a home visitation program and a multiagency response to childhood lead poisoning cases. We also formed the Nevada Healthy Homes Partnership, a federally funded program in collaboration with the health district, community agencies and non-profits. Our team of certified home inspectors identifies and corrects preventable health hazards that can trigger asthma and injuries.

The UNLV School of Community Health Sciences and the City of Henderson have a long-standing relationship and have worked in close collaboration on projects and events related to healthy communities. We were one of the participating consortium partners of the first federally-recognized Regional Plan Southern Nevada Strong (SNS) adopted this year. I served as a Chair of the Healthy Communities Stakeholder Group and my research team prepared the existing conditions report of the region. We have continued that effort now with the Henderson Strong Comprehensive Plan Update.

Please accept this letter as a showing of not only my support but the continued commitment of the UNLV School of Community Health Sciences on behalf of this Brownfields Assessment Grant application for the Boulder Highway Corridor. Further, we are willing to offer to serve our expertise on advisory boards or technical committees on topics related to environmental toxicology and built environment. We can contribute on assessing potential environmental health hazards of potential brownfield sites. Please feel free to contact me if I can be of further assistance so that we may demonstrate further support of this EPA Brownfields Assessment Grant application.

Sincerely,

A handwritten signature in blue ink, appearing to read "Shawn Gerstenberger", is written over a light blue circular stamp.

Shawn Gerstenberger, PhD
Dean, School of Community Health Sciences

School of Community Health Sciences
4505 Maryland Parkway, Box 453064
Las Vegas, Nevada 9154-3064,
Phone (702) 895-5090, Fax (702) 895-5184



www.outsidelasvegas.org

702/997.3350 (office)
702/879.7922 (fax)
info@outsidelasvegas.org

919 E. Bonneville Ave.
Las Vegas, NV 89101

Outside Las Vegas Foundation

Enjoy, Value, Protect



December 1, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT SUPPORT
FOR THE CITY OF HENDERSON'S PROPOSAL ON BOULDER HIGHWAY
CORRIDOR

Dear Mr. Robertson:

The Outside Las Vegas Foundation (OLVF) strongly supports the City of Henderson as it seeks funding from the Environmental Protection Agency to revitalize potential brownfields sites on Boulder Highway Corridor. Boulder Highway has been identified as an area that is in need of redevelopment. Should this grant application be successful, the grant funding will be used to inventory, prioritize, and plan cleanup and reuse of priority Boulder Highway brownfields sites. OLVF strongly supports this grant application.

OLVF is a regional leader in planning for and engaging the community to protect open spaces and expand access to trails and the natural environment. We connect residents to trails and open space through projects that build the community, support the health and wellness of children and families, and enrich educational outcomes. The EPA Community-wide Brownfields Assessment Grant will play an important role in improving and expanding existing trails along Boulder Highway to connect to the neighborhoods in the area and to improve the pedestrian and bicycle connectivity and safety.

OLVF and the City of Henderson have a long-standing relationship and have worked in close collaboration on projects and events related to the development of healthy and sustainable Southern Nevada. As Executive Director of OLVF, I served on the Transportation Task Group for Southern Nevada Strong (SNS) Regional Plan, a recently adopted, federally-funded Sustainable Communities Initiative planning grant led by the City of Henderson. I now serve on the Healthy Communities Stakeholder Group for the City of Henderson Comprehensive Plan update. This reflects our common focus on protecting Southern Nevada's special outdoor places for all residents. Therefore, OLVF will support the project by participating on workgroups, recruiting stakeholders, sharing project updates with contacts, and facilitating

workshops. OLVF is excited about this proposed project and its potential to positively impact the Henderson community.

Please contact me directly at 702-997-3350 or mbaca@outsidelasvegas.org if you have any further questions.

Sincerely,

A handwritten signature in blue ink, appearing to read 'M. Baca', with a long horizontal flourish extending to the right.

Mauricia M.M. Baca
Executive Director, Outside Las Vegas Foundation



City of Henderson
Community Development and Services
Mail stop 115, c/o Sean Robertson
240 S. Water St., Henderson, NV 89009-5050

December 2, 2015

**RE: FY2016 EPA BROWNFIELDS COMMUNITY-WIDE ASSESSMENT GRANT SUPPORT
FOR THE CITY OF HENDERSON'S PROPOSAL**

Dear Mr. Robertson:

Comprised of 38,093 members and friends, the Sierra Club Southern Nevada Group is proud to support the City of Henderson initiative on pursuing funding opportunity from the 2016 U.S. EPA Brownfields Community-wide Assessment Grant in the amount of \$600,000 for Boulder Highway Corridor target area.

We support the project goals to revitalize properties impacted by hazardous substances and/or petroleum products, mitigate potential health risks and restore economic vitality along Boulder Highway. We understand that the funds provided will be used to inventory, characterize, assess and conduct cleanup planning and community involvement related to brownfields sites.

As a grassroots environmental organization committed to protect people and the environment from toxic chemical pollution, the Sierra Club has long been concerned and engaged in some of the known problems, such as the pollution of perchlorate, a jet fuel product, from a Henderson chemical plant labeled the largest perchlorate plume in the nation. We also engaged in a water-quality campaign here before all our attention became focused on energy issues.

Reducing exposure to hazardous substances protects families and wildlife, while improving our water quality and neighborhoods. We believe that the EPA Brownfields Assessment Grant represents an excellent opportunity to ensure that the residents in the Boulder Highway area – historically affected by economic disinvestment, health disparities and environmental contamination – have an opportunity to reap the benefits from brownfields redevelopment.

In support of the City of Henderson's Brownfield Assessment Grant proposal, members of the Sierra Club are willing to serve on advisory boards or technical committees as needed. We can also assist with public outreach events and share updates as the project moves forward. Please let us know if there is anything else we can do in support of this grant application.

Most sincerely,

A handwritten signature in black ink that reads "Thomas Ainlay Jr." with a stylized flourish at the end.

Thomas "Taj" Ainlay Jr.
Chairman, Sierra Club
Southern Nevada Group

ATTACHMENT H

LETTERS OF COMMITMENT FROM ASSESSMENT COALITION MEMBERS



November 17, 2015

City of Henderson
Community Development and Services
c/o Sean Robertson
240 S. Water St. MSC 115
Henderson, NV 89009-5050

**RE: SUPPORT FOR THE CITY OF HENDERSON'S APPLICATION FOR THE US EPA FY16
COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT**

Dear Mr. Robertson:

The Henderson Redevelopment Agency enthusiastically supports the City of Henderson proposal for the Boulder Highway Corridor Community-Wide EPA Brownfields Assessment Grant application for FY 2016. In addition to this letter of support, we also offer our commitment to be part of the coalition led by the City of Henderson and to identify and establish relationships necessary to achieve the project's goal.

The Agency is a blended component unit of the City of Henderson, Nevada. It was established in 1996 as a separate and distinct legal entity to provide a diversified and strengthened economy in the central area of the City. Our Redevelopment Plan established since 1995 to facilitate redevelopment efforts in the City's maturing neighborhoods includes two of the five redevelopment areas, Downtown and Eastside, which are intercepted by the Boulder Highway Corridor.

The Boulder Highway Corridor has been the focus of revitalization efforts by the City for the past 10 years. The area currently serves as a mature transportation corridor with limited new investment; characterized by older strip commercial development, older housing stock, and with majority of auto-related uses. Past planning efforts from the 2009 Boulder Highway Investment Strategy, have identified the corridor as an opportunity area to promote reinvestment, mixed-use developments, enhance connectivity, and pedestrian safety. To jump-start this process, the City, in partnership with the recently adopted Southern Nevada Strong (SNS) Regional Plan and analyzed 34 acres of City-owned land on Boulder Highway to develop this area as a gateway to Henderson.

We fully support this grant application so that further work to seek out sites that impact properties with hazardous substances and/or petroleum contaminants needing to be cleaned up can be accomplished. This effort will definitely contribute to the redevelopment of properties that once developed, could provide much needed improvement to this area. As a coalition member, the Agency will assist with identifying potential sites, encourage property owners to participate in the process, act as a liaison between the coalition and property owners, assist with public outreach meetings and share updates as the project moves forward.

Thank you for the opportunity to take part in this worthwhile endeavor. Please feel free to contact us for further assistance if needed.

Sincerely,

A handwritten signature in black ink, appearing to read "Michelle Romero".

Michelle Romero, AICP
Redevelopment Manager
City of Henderson, Redevelopment Agency



December 3, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: SUPPORT FOR THE CITY OF HENDERSON'S BOULDER HIGHWAY CORRIDOR
PROPOSAL ON THE FY16 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT

Dear Mr. Robertson:

On behalf of the Southern Nevada Health District (SNHD), I am pleased to provide this letter of support to the City of Henderson for the application being submitted to the US Environmental Protection Agency in response to the FY16 Community-wide Brownfields Assessment Grant funding opportunity announcement. SNHD is fully committed to participate as a coalition member should the grant be awarded. SNHD understands that the intent of the application is to identify and to environmentally assess sites on the Boulder Highway Corridor. Located in one of the older areas of Henderson, improvement of the built environment along that corridor resulting from the information collected through this grant has the potential to significantly reduce health risks for area residents.

As the statutory local public health authority in Clark County, Nevada, since 1962, SNHD serves over 2 million residents and 40 million visitors to the Las Vegas Valley each year. The SNHD mission is "to protect and promote the health, the environment, and the well-being of Clark County residents and visitors." As a coalition member and public health authority, we are particularly well positioned to be an active partner in this project. Our efforts are focused on public health protection, health education, and outreach. SNHD will assist with identifying potential sites that possibly represent threats to the health and welfare of sensitive population groups who are potentially subject to environmental exposures, including brownfields. We can also assist with reaching out to stakeholders along the corridor such as St. Rose Dominican Hospital and non-profit organizations that work and advocate for healthy built environments.

The health district has partnered in the past with the City of Henderson including participating in the development of the recently completed and adopted Southern Nevada Strong (SNS) Regional Plan. SNHD was involved in the SNS Healthy Communities Task Group and was a key member of the group developing the goals and objectives for the identified regional priority of "Invest in Complete Communities." SNHD is currently serving as one of the thirteen regional partners serving on the SNS Steering Committee guiding the implementation phase of SNS. SNHD is also participating in one of the Stakeholder Groups supporting the City of Henderson Comprehensive Plan update. SNHD is proud of the long-standing relations that have been developed with the Henderson community throughout the years. We share a common vision of having a healthy community advocating for policies that support healthy lifestyles and environments.

We strongly support this effort and believe that this funding opportunity will contribute to revitalization of the Boulder Highway area by implementing development approaches that protect the environment, improve public health, expand economic opportunity, and improve overall quality of life. If we can answer any questions or provide additional information, please do not hesitate to contact us.

Sincerely,

SOUTHERN NEVADA HEALTH DISTRICT



By: _____
Joseph P. Iser, MD, DrPH, MSc
Chief Health Officer

Assistance Award/Amendment

U.S. Department of Housing and
Urban Development
Office of Administration

1. Assistance Instrument <input checked="" type="checkbox"/> Cooperative Agreement <input type="checkbox"/> Grant		2. Type of Action <input type="checkbox"/> Award <input checked="" type="checkbox"/> Amendment	
3. Instrument Number NVRIP0065-11	4. Amendment Number 3	5. Effective Date of this Action July 11, 2014	6. Control Number NVRIP0065-11
7. Name and Address of Recipient City of Henderson on behalf of the SNRPC Community Development, Long Range Planning 240 Water St. P.O. Box 95050 Henderson, NV: Nevada 89009-5050 Phone: 702-267-1537 Fax: 702-267-1501		8. HUD Administering Office Office of Sustainable Housing and Communities 451 7 th Street, SW, Room 10180 Washington, DC 20410	
		8a. Name of Administrator Thaddeus D. Wincek	8b. Telephone Number 202 402 6617
10. Recipient Project Manager Sean Robertson		9. HUD Government Technical Representative Dwayne S. Marsh, 202-402-6316, Dwayne.S.Marsh@hud.gov	
11. Assistance Arrangement <input checked="" type="checkbox"/> Cost Reimbursement <input type="checkbox"/> Cost Sharing <input type="checkbox"/> Fixed Price	12. Payment Method <input type="checkbox"/> Treasury Check Reimbursement <input type="checkbox"/> Advance Check <input checked="" type="checkbox"/> Automated Clearinghouse	13. HUD Payment Office 801 Cherry Street Unit #45, Suite 2500 Fort Worth, TX 76102	
14. Assistance Amount		15. HUD Accounting and Appropriation Data	
Previous HUD Amount \$3,488,000.00		15a. Appropriation Number 861/30162	15b. Reservation number NVRIP0065-11
HUD Amount this action \$0.00			
Total HUD Amount \$3,488,000.00		Amount Previously Obligated \$3,488,000.00	
Recipient Amount \$1,452,622.00		Obligation by this action \$ 0.00	
Total Instrument Amount \$4,940,622.00		Total Obligation \$3,488,000.00	

16. Description

Employer Identification Number: 88-600720

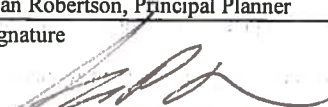

Program Code: RIP

This amendment makes the following administrative changes as of July 11, 2014.

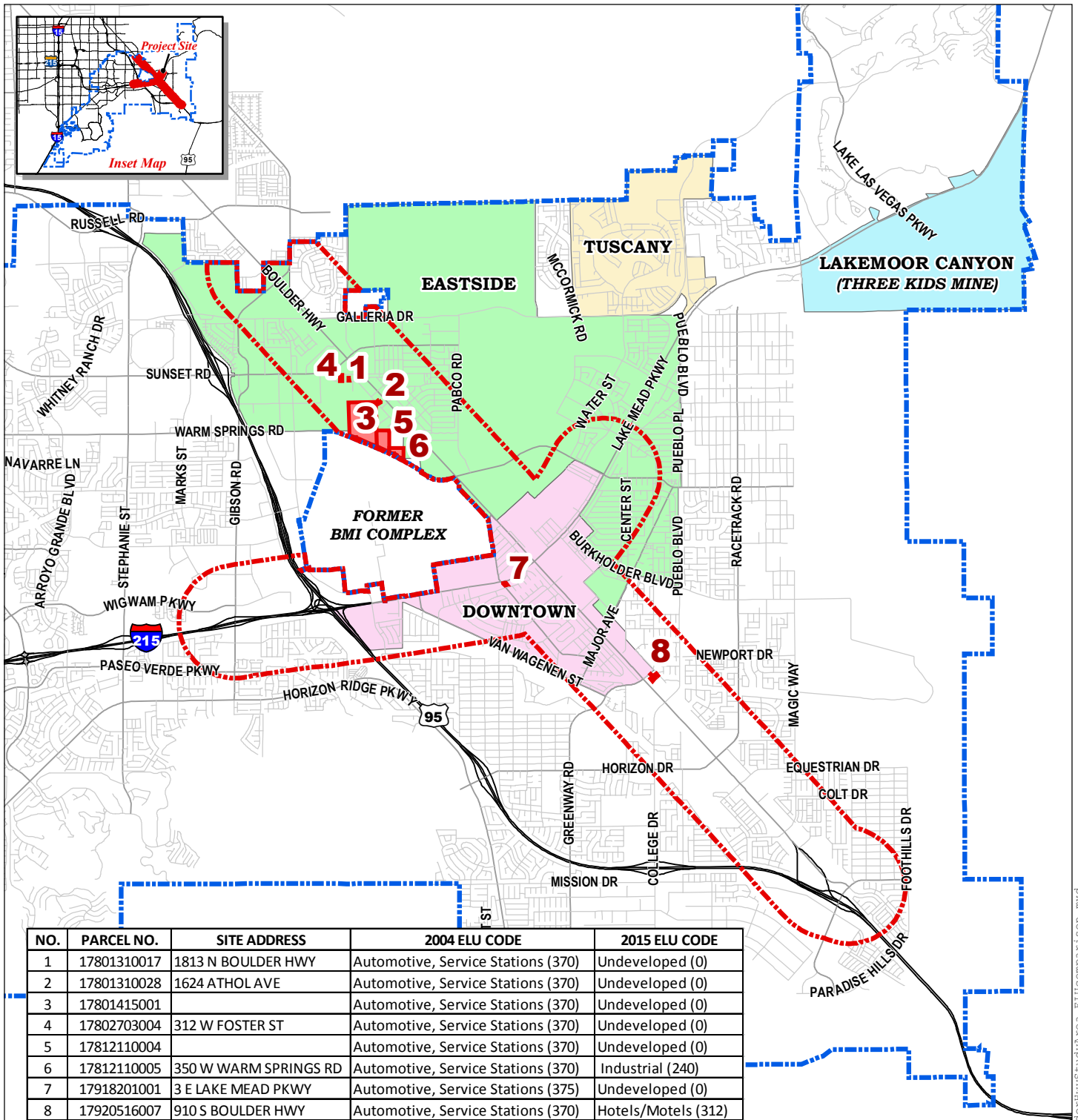
The following changes were made:

1. HUD-424-CBW revised with the following:
 - a) Personnel: \$468,861.00 reduction in HUD amount; no change in recipient amount.
 - b) Fringe Benefits: \$181,139.00 reduction in HUD amount; not change in recipient amount.
 - c) Travel: \$35,000.00 increase in HUD amount; no change in recipient amount.
 - d) Supplies/Materials: \$20,000.00 increase in HUD amount; no change in recipient amount.
 - e) Consultants: \$639,574.00 increase in HUD amount; no change in recipient amount.
 - f) Contracts: \$9,574.00 reduction in HUD amount; no change in recipient amount.
 - g) Other Direct Costs: \$35,000.00 reduction in HUD amount; no change in recipient amount.

Period of Performance is 36 months from February 1, 2012 to January 31, 2015.

17. <input checked="" type="checkbox"/> Recipient is required to sign and return two (2) copies of this document to the HUD Administering Office		18. <input type="checkbox"/> Recipient is not required to sign this document.	
19. Recipient (By Name & Title) Sean Robertson, Principal Planner		20. HUD (By Name & Title) Thaddeus Wincek, Grant Officer	
Signature 	Date 7/16/14	Signature 	Date 9/5/2014

form HUD-1044 (8/90)
ref. Handbook 2210.17



POTENTIAL BROWNFIELD PROPERTIES

Boulder Highway Study Area Existing Land Use Comparison

- Legend:**
- Boulder Highway Study Area
 - Potential Parcels
 - City of Henderson Limits
 - Downtown
 - Eastside
 - Lakemoor Canyon
 - Tuscany



1 in = 1 miles

Created: December 16, 2015

Source(s): City of Henderson Community Development & Services Department, Clark County Assessor's Office, and Clark County Geographic Information Systems Management Office.

Based on Projected Coordinate System:
NAD83, StatePlane NV East FIPS 2701 Feet

Note: This map is offered as a general reference guide only. Neither warranty of accuracy is intended nor should any be assumed.

Community Development & Services
City of Henderson
240 Water Street
P.O. Box 95050
Henderson, NV 89009-5050
Tel. (702) 267-1500
www.cityofhenderson.com





CITY OF HENDERSON
240 Water Street
P. O. Box 95050
Henderson, NV 89009-5050

December 14, 2015

David Lloyd
C/o Edie Findeis Cromwell
Environmental Management Support, Inc.
8601 Georgia Avenue, Suite 500
Silver Spring, MD 20910

**RE: APPLICATION BY THE CITY OF HENDERSON FOR THE U.S. EPA FY16
COALITION ASSESSMENT GRANT FUNDING FOR HAZARDOUS SUBSTANCES
AND PETROLEUM BROWNFIELDS**

Dear Mr. Lloyd,

The City of Henderson, Nevada and coalition partners including the Henderson Redevelopment Agency and the Southern Nevada Health District are pleased to submit the enclosed application to the FY2016 U.S. EPA Brownfields Program. The coalition is pursuing the Community-wide Assessment Grant in the total amount of \$600,000 for hazardous substances (\$300,000) and petroleum contaminants (\$300,000) for the identified target area of Boulder Highway Corridor.

Henderson is the second largest city in Nevada, located equidistant between the Las Vegas Strip and the Hoover Dam on the Colorado River. Founded as a small industrial town for magnesium production during World War II, Henderson was later incorporated as a 13-square-mile city in 1953. Today Henderson has expanded to over 100 square miles with the projected population growth reaching 300,000 in the next decade. Vestiges of the town's war weapon production heritage lie in the grid of the historic downtown as well as former metal production plant sites.

The Boulder Highway Corridor has been an important road since the early Henderson's days, serving as the primary gateway between Las Vegas, Henderson, the Hoover Dam and Boulder City. The magnesium factory - totaling approximately 2,800 acres - was established east and west of Boulder Highway, leading to other industrial developments. Industrial and auto related uses have played a major role in the corridor's history. Many of those uses are now abandoned, and the suspected presence of contamination has exacerbated efforts to promote redevelopment.

Brownfields redevelopment is essential to the realization of the corridor's vision as an attractive, thriving, functional and vital corridor serving a diverse array of businesses, adjoining neighborhoods, and the community-at large. This grant proposal will help implement the goals and recommendations of the extensive planning efforts that have been conducted to revitalize and redevelop the area since early 80s, including the Boulder Highway Investment Strategy adopted in 2009 and the more recently adopted 2015 Southern Nevada Strong (SNS) Regional Plan, funded by the HUD-EPA-DOT Partnership for Sustainable Communities. Once revitalization is complete, we expect to stimulate the local economy, improve the built environment for pedestrians, provide access to goods and services, and remove health risks.

a. Applicant Identification	City of Henderson 240 Water Street Henderson, NV 89009-5050 P.O. Box 95050 MSC 115 Phone: (702) 267-1500; Fax: (702) 267-1501
b. Applicant DUNS #	0259421650000
c. Funding Request	i) Grant Type: Assessment ii) Federal Funds Requested: \$600,000 iii) Contamination: \$300,000 for Hazardous Substances and \$300,000 for Petroleum Contaminants iv) Assessment Grant Type: Community-wide
d. Location	City of Henderson, NV's Boulder Highway Corridor
e. Property Information	N/A for Community/wide Assessment
f. Contacts	i) Project Director: Sean Robertson, AICP, Principal Planner Community Development & Services Department Division of Long Range Planning 240 Water Street Henderson, NV 89009-5050 P.O. Box 95050 MSC 115 Phone: (702) 267-1537; Fax: (702) 267-1501 E-mail: sean.robertson@cityofhenderson.com ii) Chief Executive/Highest Ranking Elected Official: Andy Hafen Mayor, City of Henderson 240 Water Street Henderson, NV 89009-5050 Phone: (702) 267-2085 E-mail: andy.hafen@cityofhenderson.com
g. Date Submitted	December 16, 2015
h. Project Period	Three years - from 3 rd quarter 2016 to 3 rd quarter 2019
i. Population	City of Henderson 2014 estimated population 277,440 (ACS)
j. Other Factors Checklist	Attached on Appendix 3

The City of Henderson is proud to lead this collaborative effort with the Henderson Redevelopment Agency and the Southern Nevada Health District. Together, we bring professional staff services to identify brownfield sites and their impact on public health. We are able to build strong community involvement by expanding our partnership with neighborhoods and non-profit organizations. Thank you for your consideration and we look forward to the opportunity to support environmental justice and restoration of economic vitality. Should you have any questions, please do not hesitate to contact my office.

Sincerely,



Andy Hafen
Mayor, City of Henderson

APPENDIX 3

REGIONAL PRIORITIES FORM/OTHER FACTORS CHECKLIST

Name of Applicant: City of Henderson, Community-Wide Assessment Proposal

REGIONAL PRIORITIES OTHER FACTOR

If your proposed Brownfields Assessment project will advance the regional priority (ies) identified in Section I.E, please indicate the regional priority (ies) and the page number(s) for where the information can be found within 15-page narrative. Only address the priority (ies) for the region in which your project is located. EPA will verify these disclosures prior to selection and may consider this information during the selection process. If this information is not clearly discussed in your narrative proposal, it will not be considered during the selection process.

Regional Priority Title (s): Region 9

1. Leveraging New/Expand Transit Investments to Reduce Air Pollution
2. Climate Change – Drought Stricken Communities

Page Number(s): 5, 6, 7, 11, 12, 13, 14

ASSESSMENT OTHER FACTORS CHECKLIST

Please identify (with an X) which, if any of the below items apply to your community or your project as described in your proposal. TO be considered for an Other Factor, you must include the page number where each applicable factor is discussed in your proposal. EPA will verify these disclosures prior to selection and may consider this information during the selection process. If this information is not clearly discussed in your narrative proposal or in any other attachments, it will not be considered during the selection process.

	Other Factor	Page #
	<i>None of the Other Factors are applicable.</i>	
	Community population is 10,000 or less.	
	Applicant is, or will assist, a federally recognized Indian tribe or United States territory.	
	Targeted brownfield sites are impacted by mine-scarred land.	
	Project is primarily focusing on Phase II assessments.	
	Applicant demonstrates firm leveraging commitments for facilitating brownfield project completion by identifying amounts and contributors of funding in the proposal and have included documentation.	
x	Recent (2008 or later) significant economic disruption has occurred within community, resulting in a significant percentage loss of community jobs and tax base.	1, 2, 4, 5
	Applicant is one of the 24 recipients, or a core partner/implementation strategy party, of a “manufacturing community” designation provided by the Economic Development Administration (EDA) under the Investing in Manufacturing Communities Partnership (IMCP). To be considered, applicants must clearly demonstrate in the proposal the nexus between their IMCP designation and	

	the Brownfield activities. Additionally, applicants must attach documentation which demonstrate either designation as one of the 24 recipients, or relevant pages from a recipient's IMCP proposal which lists/describes the core partners and implementation strategy parties.	
x	Applicant is a recipient or a core partner of HUD-DOT-EPA Partnership for Sustainable Communities (PSC) grant funding or technical assistance that is directly tied to the proposed Brownfields project, and can demonstrate that funding from a PSC grant/technical assistance has or will benefit the project area. Examples of PSC grant or technical assistance include a HUD Regional Planning or Challenge grant, DOT Transportation Investment Generating Economic Recovery (TIGER), or EPA Smart Growth Implementation or Building Blocks Assistance, etc. To be considered, applicant must attach documentation.	6, 10, 11, 13, 14, 15
	Applicant is recipient of an EPA Brownfields Area-Wide Planning grant.	

LIST OF ATTACHMENTS

The following attachments are provided for this City of Henderson Community-Wide Brownfields Assessment Grant Proposal for FY2016, per page 29 of the Grant Guidelines.

- a. Threshold eligibility documentation
- b. Letter from the state or tribal environmental authority
- c. Documentation of applicant eligibility if other than city, county, state, or tribe
NOT APPLICABLE
- d. Letters of commitment from all community organizations identified in the community engagement and partnerships ranking criteria
- e. Documentation indicating leveraged funds are committed to the project
NOT APPLICABLE
- f. Justification for requested waiver of the \$200,000 limit for a site-specific assessment, if applicable – NOT APPLICABLE
- g. Property-specific determination request, if applicable – NOT APPLICABLE
- h. Letters of commitment from assessment coalition members, if applicable
- i. Petroleum eligibility determination information, if applicable – NOT APPLICABLE

*Documentation of HUD-DOT-EPA Partnership for Sustainable Communities (PSC) grant recipient, per Other Factors Checklist.

*Map of project target area.

ATTACHMENT A THRESHOLD DOCUMENTATION

1. Applicant Eligibility

- The City of Henderson, Nevada, is eligible to apply for the FY16 EPA Brownfields Assessment Grant because it is considered a General Purpose Unit of Local Government as defined by EPA under 2 CFR 200.64.
- The Henderson Redevelopment Agency is eligible to apply for the FY16 EPA Brownfields Assessment Grant because it is a separate legal entity under state and local law and meet the definition of an eligible entity as described in Section III of the Assessment Grant Guidelines.
- The Southern Nevada Health District (SNHD), is eligible to apply for the FY16 Brownfield Assessment Grant because it is a government entity created by State Legislature in 1962 as described in Section III of the Assessment Grant Guidelines.

2. Letter from the State or Tribal Environmental Authority

A letter of acknowledgement/support signed by the Nevada Division of Environmental Protection is presented as Attachment B.

3. Community Involvement

The Coalition will have a Public Engagement and Outreach Plan that will be implemented through the different phases of the project. The purpose of the plan is to solicit and process community input. The target audience is property owners, business owners, employers, neighborhood residents, and home owner associations, along the Boulder Highway Corridor. Each member of the Coalition will play a role in engaging and reaching out to a specific audience. The City will lead communication efforts within residents of the target area. The Redevelopment Agency will target the economic development community, including property owners, businesses, lenders, and developers. The Southern Nevada Health District will focus on engaging non-profit organizations that advocate for healthy living and healthy environment. SNHD will support the City in the education and outreach regarding health concerns and general public welfare associated with the brownfield project.

The Engagement and Outreach Plan will include both traditional and innovative methods of communication such as community meetings, press releases, newspaper articles, website updates, e-blasts, and digital interactive informational/educational materials. The plan will have several community and focus group meetings held in public locations along the corridor. For parcels that are identified as brownfield sites, a more detailed public engagement process will be implemented for residents and business owners that live adjacent or near the sites. The Coalition will provide public notices for outreach events at public locations like libraries, schools, and recreation centers. Project updates will be provided through the City's and Project's websites, social media platforms, and the City's Public Information Office (PIO). Spanish translated materials will be used to reach out minority populations whose primary language is not English.

The Coalition would like to replicate and expand upon the successful process of public engagement implemented through the SNS Regional Plan funded by the HUD-DOT-EPA Partnership for Sustainable Communities Grant. The public engagement plan effectively reached the hard-to-reach populations and engaged public and private

agencies throughout the Southern Nevada region. The Coalition has already established partnership with community-organizations in support of this brownfield assessment effort. Coalition partners are as follow:

Table 1. Community-organizations Support

Organization	Type	Support Pledged
Nevada Division of Environmental Protection	State	Regulatory and advisory assistance
Regional Transportation Commission (RTC)	State	Technical support, public outreach
Nevada Department of Transportation	State	Technical support, advisory assistance
Henderson Chamber of Commerce (HCC)	Local	Public outreach
Henderson Community Foundation (HCF)	Local NPO	Advisory boards, public outreach
Henderson Historical Society (HHS)	Local NPO	Public outreach, sites historic data
Clark County Museum	State	Meeting space, public outreach
St. Rose Dominican Hospitals	Private	Planning meetings, public outreach
Ken Templeton Realty & Investment, Inc	Private	Public outreach
University of Nevada Las Vegas (UNLV) Safe Community Partnership Program	Private	Planning meetings, public outreach
University of Nevada Las Vegas (UNLV) School of Community Health Sciences	Private	Technical support, planning meetings, public outreach
Outside Las Vegas Foundation (OLVF)	Local NPO	Public outreach
Sierra Club, Southern Nevada Group	Local NPO	Public outreach, advisory boards

4. Site Eligibility and Property Ownership Eligibility

This grant application is for a community-wide assessment, not a site-specific assessment. Therefore this criteria is NOT APPLICABLE to this application.

ATTACHMENT B

LETTER FROM THE STATE OR TRIBAL ENVIRONMENTAL AUTHORITY



NEVADA DIVISION OF
**ENVIRONMENTAL
PROTECTION**

STATE OF NEVADA
Department of Conservation & Natural Resources

Brian Sandoval, Governor
Leo M. Drozdoff, P.E., Director
Colleen Cripps, Ph.D., Administrator

November 17, 2015

Environmental Management Support, Inc.
Attn: Mrs. Edie Findeis Cromwell
8601 Georgia Avenue, Suite 500
Silver Spring, MD 20910

**RE: SUPPORT FOR THE CITY OF HENDERSON'S APPLICATION FOR THE US EPA FY16
COMMUNITY-WIDE COALITION BROWNFIELDS ASSESSMENT GRANT**

Dear Mrs. Cromwell:

The Nevada Division of Environmental Protection Brownfields Program (NDEP BP) acknowledges and supports the City of Henderson's grant application for a Community-Wide Coalition Brownfields Assessment Grant. The NDEP BP understands that this application is being prepared in accordance with US EPA's guidance document RFP No. EPA-OSWER-OBLR-15-04, titled "FY16 Guidelines for Brownfields Assessment Grants." This letter of acknowledgement addresses the requirement for a "Letter from the State or Tribal Environmental Authority," described in SECTION III.C.2. The NDEP BP acknowledges that the City of Henderson is applying for a grant to assess properties that may be impacted by hazardous substances and/or petroleum products. The US EPA Brownfields grant funding will strengthen cleanup and redevelopment efforts in the Boulder Highway Corridor of the City of Henderson. The NDEP BP wholly supports the City of Henderson in this endeavor.

NDEP agrees that an assessment of the Boulder Highway Corridor to identify potential brownfield sites and plan for their clean-up and re-use would help encourage investment and redevelopment in an area of the City that is traditionally under-represented and underserved. Residents of this area being typically lower income and among the most ethnically diverse would benefit tremendously from the improved access to employment, transportation options, and housing choices that this project would lead to. Additionally, the foundation of work already completed for this area through both the Southern Nevada Strong (SNS) Regional Plan and the City's Boulder Highway Investment Strategy indicates a strong commitment on the part of the City to revitalize the corridor.

Should the City of Henderson be awarded these funds, NDEP would be pleased to provide regulatory assistance and advisory support to ensure successful completion of the project.

Sincerely,

David Friedman
Nevada 128(a) Brownfields Coordinator
Nevada Division of Environmental Protection

ATTACHMENT D
LETTERS OF COMMITMENT FROM COMMUNITY ORGANIZATIONS



600 S. Grand Central Pkwy. • Las Vegas, Nevada 89106-4512 • 702-676-1500 • FAX: 702-676-1518

Tina Quigley,
General Manager

November 24, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: SUPPORT FOR THE CITY OF HENDERSON'S BOULDER HIGHWAY CORRIDOR
PROPOSAL ON THE FY16 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT
GRANT

Dear Mr. Robertson:

The Regional Transportation Commission of Southern Nevada (RTC) strongly supports the City of Henderson's application for \$600,000 from the U.S. EPA Brownfields Community-wide Assessment Grant Program. We understand the grant will provide funding for developing inventories of properties impacted by hazardous substances and/or petroleum contaminants, prioritizing sites, conducting community involvement activities and conducting site assessments and cleanup planning related to brownfield sites. We applaud the City's effort to support the revitalization and redevelopment along the Boulder Highway Corridor.

The Boulder Highway Corridor is prominent because of its role as a connection between Downtown Las Vegas, Henderson, and Lake Mead. RTC identified the corridor as a regional priority for rapid transit service in 2002. Since then, the City has completed the Boulder Highway Investment Strategy to promote revitalization and support transit usage. In addition, the City completed the Southern Nevada Strong Regional Plan that identified an opportunity site at a major intersection. With high traffic volumes and the existing Rapid Transit service provided by RTC, we believe that Boulder Highway has the potential to accommodate a much more intense pattern of development focusing on several major intersections along the corridor. The EPA Brownfields Community-wide Assessment Grant will definitely contribute on positively impacting the area and achieving the overall vision of the corridor revitalization.

In support to the City of Henderson's Brownfields Assessment Grant application, RTC can provide technical support and guidance in the areas of transit development. We can also provide assistance in identifying potential brownfield sites and reaching out to stakeholders along the corridor. Further, RTC is willing to participate in public engagement events and to serve on advisory boards or technical committees as needed.

Please feel free to contact us to provide additional information to demonstrate our full support for this U.S. EPA Brownfields Community-wide Assessment Grant application for the City of Henderson.

Sincerely,

A handwritten signature in black ink, appearing to read "Tina Quigley". The signature is fluid and cursive, with a large loop at the end.

Tina Quigley
General Manager
Regional Transportation Commission



BRIAN SANDOVAL
Governor

STATE OF NEVADA
DEPARTMENT OF TRANSPORTATION

RUDY MALFABON, P.E., *Director*

In Reply Refer to:

December 8, 2015
City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: LETTER OF SUPPORT FOR THE CITY OF HENDERSON
EPA BROWNFIELDS COMMUNITY-WIDE ASSESSMENT GRANT APPLICATION

Dear Mr. Robertson:

On behalf of the Nevada Department of Transportation (NDOT), I am providing this letter to indicate our support for the City of Henderson's Coalition in applying for the U.S. EPA Brownfields Community-wide Assessment Grant of \$600,000 during the 2016 grant cycle. It is my understanding that should this grant application be successful, the grant funding will be utilized to inventory, characterize, assess and conduct cleanup planning and community involvement related to brownfield sites along the Boulder Highway Corridor. We applaud the City's efforts to revitalize brownfield properties, mitigate potential health risks and restore economic vitality and support your pursuit of this grant.

The Boulder Highway Corridor in the City of Henderson is a primary focal point in NDOT's pedestrian safety program and we will continue to work closely with the City to make these safety improvements. We understand the City has a long standing goal to revitalize the Boulder Highway Corridor and the EPA Brownfields Community-wide Assessment Grant will align with the city's Boulder Highway Investment Strategy adopted in 2009. The City of Henderson has participated in a dialogue with NDOT regarding relinquishment of Boulder Highway to enable the City to pursue goals of transit supportive development and redevelopment along the corridor. The corridor has a large number of older commercial buildings, a substantial amount of undeveloped acreage, auto-related uses and older housing stock. The brownfields assessment initiative will help to address these issues and boost economic development in the area.

NDOT will continue to participate in Henderson Strong, the City's latest Comprehensive Plan Update, and support your successful efforts with brownfields assessment grant.

Sincerely,

A handwritten signature in blue ink, appearing to read "P.D. Kiser".

P.D. Kiser, P.E., PTOE
Assistant Chief Traffic Safety Engineer
Nevada Department of Transportation



November 17, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

**RE: FY16 US EPA BROWNFIELDS ASSESSMENT GRANT APPLICATION SUPPORT
FOR BOULDER HIGHWAY CORRIDOR**

Dear Mr. Robertson,

The Henderson Chamber of Commerce (HCC), Henderson Development Association (HDA) and Henderson Chamber of Commerce Foundation (HCCF), which represents more than 1,100 businesses in the area, strongly supports the effort of the City of Henderson to obtain an EPA Community-wide Brownfields Assessment Grant.

Having our administrative offices located on Boulder Highway and within the established redevelopment district, we believe that the remediation of vacant and underutilized parcels is necessary to support the revitalization of the corridor that, in turn, will support the residents and businesses of the area. There is tremendous opportunity along the Boulder Highway and surrounding areas, and we appreciate the City's vision and continued efforts to revitalize the historic part of Henderson.

Our respective members, sponsors, development experts, along with our three Boards, all stand ready to assist and participate with the City in the redevelopment process. We believe that the City's effort to identify potential brownfield sites and plan for their redevelopment will help remove impediments to development and encourage business investment in the area. Additionally, the City of Henderson has an experienced team that will maximize a grant, helping bring about positive change in the redevelopment areas of Henderson.

Please feel free to contact me or our team at Henderson Chamber of Commerce if you require additional information that may assist you in your grant selection process. Thank you for your time and consideration in this matter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Scott Muelrath'.

Scott Muelrath
President and C.E.O.
Henderson Chamber of Commerce



November 23, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: FY16 US EPA BROWNFIELDS ASSESSMENT GRANT APPLICATION,
SUPPORT FOR THE CITY OF HENDERSON PROPOSAL

Dear Mr. Robertson,

On behalf of the HENDERSON COMMUNITY FOUNDATION, we would like to provide this letter of support for the City of Henderson's application for the FY 2016 EPA Brownfields Community-wide Assessment Grant in the amount of \$600,000 to assess hazardous substances and petroleum product impacted properties. We understand that the funds will be used for identification, prioritization, and planning for cleanup and reuse of brownfield sites. We applaud The City's efforts to re-focus on the revitalization and redevelopment of Boulder Highway Corridor.

In my role as President and Chairman of the Henderson Community Foundation as well as a previous employee of the Henderson Redevelopment Agency, I know firsthand what a project of this nature can do to jumpstart redevelopment efforts in a recessed area. This project will pave the way for future investors and alleviate any potential financial burdens associated with hazardous clean-up.

The Henderson Community Foundation is committed to providing resources and support to improve the health, education and quality of life in our community. We believe that hazardous remediation efforts are a vital and strategic step in accomplishing that mission in distressed urban areas such as the Boulder Highway Corridor. Our work in the community has shown a proven need in older areas of Henderson and our organization feels strongly that efforts such as these will have a favorable impact on economic development.

Please accept this letter as a showing of not only my support but the continued commitment of the Henderson Community Foundation on behalf of this Brownfields Assessment Grant application for the Boulder Highway Corridor. Further, the Henderson Community Foundation is willing to serve on advisory boards or technical committees as needed that are developed in support of this grant and brownfields redevelopment in our community.

Please feel free to contact us for demonstration of further support of this grant proposal.

Sincerely,

A handwritten signature in black ink, appearing to read 'Lisa Sich', is positioned above the printed name.

Lisa Sich
President and Chairman
Henderson Community Foundation

2756 N. Green Valley Parkway, Suite 268, Henderson, Nevada 89014
(702) 952-2640

We must remember our History to grasp the Future

November 19, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050



RE: SUPPORT FOR THE CITY OF HENDERSON PROPOSAL FOR FUNDING OPPORTUNITY FROM THE FY16 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT

Dear Mr. Robertson;

On behalf of the HENDERSON HISTORICAL SOCIETY (HHS) we would like to extend our full support for the City of Henderson's Coalition in applying for \$600,000 funding opportunity from the U.S. EPA Brownfields Community-wide Assessment Grant. HHS understands that the Coalition intends to use the grant funding to inventory, prioritize and plan for cleanup and reuse of priority brownfield sites located along Boulder Highway Corridor. HHS is also aware that the goals of the proposed project are environmental restoration (reducing threats to human health and the environment; creating parks, trails, etc.) and also for economic development (making sites ready for new businesses, creating jobs and tax-based revenue).

In its early days, the Boulder Highway Corridor served as the primary gateway between Las Vegas, Henderson, and points south, including Boulder City and the Hoover Dam. At that time, the corridor was distinguished by the Titanium Metals operation, which employed many Henderson residents. It was also characterized by the many small businesses that popped up along the corridor, all hoping to capture some of the traffic passing through. As the Las Vegas Valley grew, the corridor began to lose its prominence as a regional corridor and many businesses began to decline. Titanium Metals remains a significant presence along the corridor, although its operation is now concentrated west of the highway.

The purpose of the Henderson Historical Society is to encourage and foster public awareness and pride in the City of Henderson and to preserve the stories of the past. The Society will do its part to help the City pass on our heritage to future generations by preserving historical places, events, and oral stories — because we must remember the historical past to grasp the future. For the purpose of this grant, we offer our support on discovering the history behind property sites along Boulder Highway that could help identify potential brownfields. We are very pleased to contribute to the sustainable growth and development of Henderson, formerly known by its secrete code PLANCOR 201H.

We understand how important a project of this size is and extend our support for this proposal by offering to serve on a brownfield advisory committee if needed. We can also assist participating in public outreach meetings and share updates as the project moves forward. If you require additional information, please do not hesitate to contact us to further support this grant application.

Sincerely,

Lou LaPorta
Board President, CEO
Henderson Historical Society

November 24, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

**RE: LETTER OF SUPPORT FOR THE CITY OF HENDERSON PROPOSAL
FY16 U.S. EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT**


Dear Mr. Robertson;

The Clark County Museum is pleased to support the City of Henderson's efforts in pursuing an EPA Community-wide Brownfields Assessment Grant in the amount of \$600,000 to assess the presence of hazardous substances and petroleum contaminants on potential properties along the Boulder Highway Corridor. It is our understanding that should the grant is awarded, the funds provided will be used to inventory, characterize, assess, conduct cleanup planning and community involvement related to brownfields sites. The museum commends the City's effort to seek effective ways to revitalize and redevelop such an important corridor for the Las Vegas Valley.

The Clark County Museum, originally founded in 1967 by the Henderson Chamber of Commerce as the Southern Nevada Museum, has been open for over 40 years and is the oldest museum in the Vegas Valley. The museum is located on a 30-acre site located on the Boulder Highway Corridor. It features a modern exhibit hall with a timeline exhibit about Southern Nevada from pre-historic to modern times and a collection of restored historic buildings that depict different decades in southern Nevada history.

The museum recognizes the importance of this project and is pleased to support it. In support of the City of Henderson's EPA Brownfields Assessment Grant proposal, the museum can assist with community outreach efforts and share updates with visitors. We strongly encourage the EPA to fund this grant request.

Sincerely,



Mark Hall-Patton
Museum Administrator

Clark County museum system



**St. Rose
Dominican Hospitals.**

A Dignity Health Member

November 19, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

**RE: EPA BROWNFIELDS ASSESSMENT GRANT APPLICATION SUPPORT FOR THE CITY OF
HENDERSON PROPOSAL ON BOULDER HIGHWAY TARGET AREA**

Dear Mr. Robertson;

The St. Rose Dominican, Rose de Lima Campus fully supports the Coalition led by the City of Henderson in their application for \$600,000 in grant funding through the U.S. Environmental Protection Agency's Brownfield Community-Wide Assessment Grant. We understand these funds will be used to inventory, prioritize, and plan for cleanup and reuse of priority brownfield sites along the Boulder Highway Corridor.

The Dignity Health – St. Rose Dominican hospital system has tight origins with Henderson's beginnings as an industrial town in the early 1940s. The Basic Magnesium Inc's Hospital, later named St. Rose Dominican, Rose de Lima Campus was founded by the U.S. government to provide healthcare to area industrial workers and their families during World War II. The hospital became the first in the area to receive a nuclear medicine laboratory and the first fully accredited cancer treatment center in 1956. Today, the Rose de Lima Campus and WomensCare Center of Excellence, still occupies the original facility located in the "heart" of old Henderson, west bound of Boulder Highway Corridor.

Nearly 70 years later, our original campus is a vital part of the Henderson community. As a healthcare provider with a mission of "serving and advocating for our sisters and brothers who are poor and disenfranchised", we are pleased to learn that his project will benefit sensitive population groups who are potentially subject to environmental exposures such as brownfields. In addition, as one of the largest employers of the City, we recognize that is crucial to the economic vitality of the area to have properties ready for redevelopment that can house businesses and create jobs. Part of our mission is "partnering with others in the community to improve the quality of life". To that end, we are enthusiastically offering our partnership in this project. We will participate in planning meetings and we will assist with any public meetings or outreach efforts that will help generate community involvement.

Please feel free to contact us so that we may demonstrate further support of this EPA Brownfields Community-wide Assessment Grant Application focused on the Boulder Highway Corridor.

Sincerely,

Holly Lyman
Director of WomensCare Center & Community Outreach
Dignity Health – St. Rose Dominican Hospital

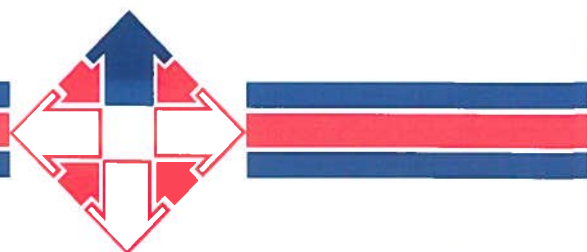
Rose de Lima Campus
102 E. Lake Mead Parkway
Henderson, NV 89015
direct 702.564.2622
stroschospitals.org

Siena Campus
3001 St. Rose Parkway
Henderson, NV 89052
direct 702.616.5000
stroschospitals.org

San Martín Campus
8280 West Warm Springs Rd.
Las Vegas, NV 89113
direct 702.492.8000
stroschospitals.org

November 17, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water Street
Henderson, NV 89009-5050



**ken templeton realty &
investment, inc.**

3311 S. RAINBOW, STE. 225
LAS VEGAS, NEVADA 89146
(702) 873-6700
(702) 367-0300 FAX

RE: BOULDER HIGHWAY CORRIDOR, US EPA BROWNFIELDS ASSESSMENT GRANT
APPLICATION SUPPORT

Dear Mr. Robertson;


The Templeton Group is pleased to support the City of Henderson's grant application to the Environmental Protection Agency for community-wide environmental assessments associated with the Boulder Highway Corridor.

The Templeton Group is a major property owner along the Boulder Highway corridor and is excited for the opportunity to assist the City of Henderson in its effort to address potential brownfield issues in this area. There is both tremendous potential and need along the corridor and we appreciate the City's continued efforts to foster development.

We do a variety of development types but the primary goal is to help meet the housing need for our senior citizens. Imperative to the quality of life for seniors is access to shopping, services, medical facilities, etc. Development of vacant and underutilized parcels is necessary to support the transportation options and businesses that in turn will support the residents of the area. In this regard, the goals of the Templeton Group are in direct alignment with those of the City. We believe that the City's effort to identify potential brownfield sites and plan for their redevelopment will help remove impediments to the development and business investment that are needed.

We strongly support the City in its effort to obtain an EPA Brownfield grant to achieve these objectives, and we offer our support in terms of participating in community work groups and supporting public outreach.

Sincerely,



Kenneth L. Templeton
Property Owner
The Templeton Group

November 23, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050



RE: BOULDER HIGHWAY CORRIDOR
FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT
SUPPORT FOR THE CITY OF HENDERSON APPLICATION

Dear Mr. Robertson:

It is of great pleasure to provide this letter of support on behalf of the University of Nevada, Las Vegas (UNLV)'s Safe Community Partnership Program for the City of Henderson's application for a 2016 EPA Brownfields Community-wide Assessment Grant. We support the project goals that if the grant is awarded, the funds will be used for developing inventories of brownfields, prioritizing sites, conducting community involvement activities and conducting site assessments and cleanup planning related to brownfields sites.

The Safe Community Partnership Program aims to make roads less dangerous, working to improve traffic and pedestrian safety in the Las Vegas Valley. The Valley is a hazardous place for pedestrians. The Boulder Highway Corridor has been identified as an indicative of where road design and human nature collide. The corridor was auto-oriented designed characterized by long stretches without crosswalks. This is an area in need of improvements and we strongly believe that the EPA Brownfields Assessment Grant will be of great impact for redevelopment, mobility improvement for all, and economic revitalization.

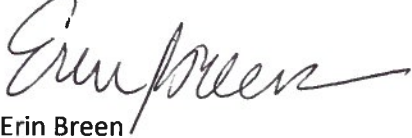
Recently, the Southern Nevada Pedestrian Safety Education and Legislation Task Force launched a project to bring together all the entities who govern Boulder Highway to meet with business owners and road users to discuss a long range solution to the issues along Boulder Highway and how changing the culture of the road is overdue and relevant to the quality of life for those living along the corridor as well as business owners. Surveys with road users began December 1st and we are anxious to share our information with the Henderson team working on the Brownfield project.

Boulder Highway has been particularly deadly in 2015, eight pedestrians, two bicyclists and several vehicle occupants have been killed along the road. The design of Boulder Highway has many flaws that contribute to these deadly outcomes. Working with community partners to address the issues will be a long commitment, but the potential rewards are far greater; it would be exciting if the EPA chose Henderson's application to be part of the kick off to the solution.

The Safe Community Partnership Program and the City of Henderson have a long-standing relationship and have worked in close collaboration on projects and events related to transportation and pedestrian safety. In my role as Program Director, I served on the Transportation Task Group for Southern Nevada Strong (SNS) Regional Plan, a recently adopted and federally-funded Sustainable Communities Initiative planning grant, also led by the City of Henderson. I am now serving on the Transportation Stakeholder Group for the City of Henderson Comprehensive Plan update. We have common goals in promoting pedestrians and cyclists' safety. Therefore, on behalf of the Transportation Research Center of UNLV, we will support the project by participating on workgroups, assisting to recruit stakeholders and sharing project updates with contacts, and facilitating workshops as needed. I am excited about this proposed project and its potential to positively impact the Henderson community.

Please feel free to contact me directly at 702-895-2015 and/or email scp.unlv@gmail.com so that we may demonstrate further support of this EPA Brownfields Assessment Grant application.

Sincerely,

A handwritten signature in black ink, appearing to read "Erin Breen", with a stylized, flowing script.

Erin Breen
Director of Safe Community Partnership Program
Transportation Research Center
University of Nevada, Las Vegas (UNLV)

December 7, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050



RE: BOULDER HIGHWAY CORRIDOR
FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT
SUPPORT FOR THE CITY OF HENDERSON APPLICATION

Dear Mr. Robertson:

On behalf of the UNIVERSITY OF NEVADA, LAS VEGAS – SCHOOL OF COMMUNITY HEALTH SCIENCES, it is with great pleasure that I take this opportunity to recommend the City of Henderson's grant proposal for the FY2016 EPA Community-wide Brownfields Assessment. We support the project goals and we understand that if the grant is awarded, the funds will be used for developing inventories of brownfields, prioritizing sites, conducting community involvement activities and conducting site assessments and cleanup planning related to brownfields sites. We applaud the City's efforts to focus on brownfields assessments along the Boulder Hwy Corridor considering potential environmental impacts to the residents.

The UNLV School of Community Health Sciences is always looking for ways to improve the quality of life and eliminate health disparities in the Las Vegas Valley. Our research focuses on childhood lead poisoning prevention and the impact of the built environment on human health. The School of Community Health Sciences is dedicated to improving the health and well-being of people worldwide. Its departments, programs, and research units work to provide a diverse education, practical training experience and community involvement opportunities to prepare students to become leaders and professionals in the field of public health.

In my role as a Dean, along with my research and faculty team, we were able to establish the Childhood Lead Poisoning Prevention Program in Nevada in collaboration with the Southern Nevada Health District and the Nevada State Health Division. This effort has led to the development of screening protocols for children, a home visitation program and a multiagency response to childhood lead poisoning cases. We also formed the Nevada Healthy Homes Partnership, a federally funded program in collaboration with the health district, community agencies and non-profits. Our team of certified home inspectors identifies and corrects preventable health hazards that can trigger asthma and injuries.

The UNLV School of Community Health Sciences and the City of Henderson have a long-standing relationship and have worked in close collaboration on projects and events related to healthy communities. We were one of the participating consortium partners of the first federally-recognized Regional Plan Southern Nevada Strong (SNS) adopted this year. I served as a Chair of the Healthy Communities Stakeholder Group and my research team prepared the existing conditions report of the region. We have continued that effort now with the Henderson Strong Comprehensive Plan Update.

Please accept this letter as a showing of not only my support but the continued commitment of the UNLV School of Community Health Sciences on behalf of this Brownfields Assessment Grant application for the Boulder Highway Corridor. Further, we are willing to offer to serve our expertise on advisory boards or technical committees on topics related to environmental toxicology and built environment. We can contribute on assessing potential environmental health hazards of potential brownfield sites. Please feel free to contact me if I can be of further assistance so that we may demonstrate further support of this EPA Brownfields Assessment Grant application.

Sincerely,

A handwritten signature in blue ink, appearing to read "Shawn Gerstenberger", is written over a light blue circular stamp.

Shawn Gerstenberger, PhD
Dean, School of Community Health Sciences

School of Community Health Sciences
4505 Maryland Parkway, Box 453064
Las Vegas, Nevada 9154-3064,
Phone (702) 895-5090, Fax (702) 895-5184



www.outsidelasvegas.org

702/997.3350 (office)
702/879.7922 (fax)
info@outsidelasvegas.org

919 E. Bonneville Ave.
Las Vegas, NV 89101

Outside Las Vegas Foundation

Enjoy, Value, Protect



December 1, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: FY2016 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT SUPPORT
FOR THE CITY OF HENDERSON'S PROPOSAL ON BOULDER HIGHWAY
CORRIDOR

Dear Mr. Robertson:

The Outside Las Vegas Foundation (OLVF) strongly supports the City of Henderson as it seeks funding from the Environmental Protection Agency to revitalize potential brownfields sites on Boulder Highway Corridor. Boulder Highway has been identified as an area that is in need of redevelopment. Should this grant application be successful, the grant funding will be used to inventory, prioritize, and plan cleanup and reuse of priority Boulder Highway brownfields sites. OLVF strongly supports this grant application.

OLVF is a regional leader in planning for and engaging the community to protect open spaces and expand access to trails and the natural environment. We connect residents to trails and open space through projects that build the community, support the health and wellness of children and families, and enrich educational outcomes. The EPA Community-wide Brownfields Assessment Grant will play an important role in improving and expanding existing trails along Boulder Highway to connect to the neighborhoods in the area and to improve the pedestrian and bicycle connectivity and safety.

OLVF and the City of Henderson have a long-standing relationship and have worked in close collaboration on projects and events related to the development of healthy and sustainable Southern Nevada. As Executive Director of OLVF, I served on the Transportation Task Group for Southern Nevada Strong (SNS) Regional Plan, a recently adopted, federally-funded Sustainable Communities Initiative planning grant led by the City of Henderson. I now serve on the Healthy Communities Stakeholder Group for the City of Henderson Comprehensive Plan update. This reflects our common focus on protecting Southern Nevada's special outdoor places for all residents. Therefore, OLVF will support the project by participating on workgroups, recruiting stakeholders, sharing project updates with contacts, and facilitating

workshops. OLVF is excited about this proposed project and its potential to positively impact the Henderson community.

Please contact me directly at 702-997-3350 or mbaca@outsidelasvegas.org if you have any further questions.

Sincerely,

A handwritten signature in blue ink, appearing to read 'M. Baca', with a long horizontal flourish extending to the right.

Mauricia M.M. Baca
Executive Director, Outside Las Vegas Foundation



City of Henderson
Community Development and Services
Mail stop 115, c/o Sean Robertson
240 S. Water St., Henderson, NV 89009-5050

December 2, 2015

**RE: FY2016 EPA BROWNFIELDS COMMUNITY-WIDE ASSESSMENT GRANT SUPPORT
FOR THE CITY OF HENDERSON'S PROPOSAL**

Dear Mr. Robertson:

Comprised of 38,093 members and friends, the Sierra Club Southern Nevada Group is proud to support the City of Henderson initiative on pursuing funding opportunity from the 2016 U.S. EPA Brownfields Community-wide Assessment Grant in the amount of \$600,000 for Boulder Highway Corridor target area.

We support the project goals to revitalize properties impacted by hazardous substances and/or petroleum products, mitigate potential health risks and restore economic vitality along Boulder Highway. We understand that the funds provided will be used to inventory, characterize, assess and conduct cleanup planning and community involvement related to brownfields sites.

As a grassroots environmental organization committed to protect people and the environment from toxic chemical pollution, the Sierra Club has long been concerned and engaged in some of the known problems, such as the pollution of perchlorate, a jet fuel product, from a Henderson chemical plant labeled the largest perchlorate plume in the nation. We also engaged in a water-quality campaign here before all our attention became focused on energy issues.

Reducing exposure to hazardous substances protects families and wildlife, while improving our water quality and neighborhoods. We believe that the EPA Brownfields Assessment Grant represents an excellent opportunity to ensure that the residents in the Boulder Highway area – historically affected by economic disinvestment, health disparities and environmental contamination – have an opportunity to reap the benefits from brownfields redevelopment.

In support of the City of Henderson's Brownfield Assessment Grant proposal, members of the Sierra Club are willing to serve on advisory boards or technical committees as needed. We can also assist with public outreach events and share updates as the project moves forward. Please let us know if there is anything else we can do in support of this grant application.

Most sincerely,

A handwritten signature in black ink that reads "Thomas Ainlay Jr." The signature is written in a cursive, slightly stylized font.

Thomas "Taj" Ainlay Jr.
Chairman, Sierra Club
Southern Nevada Group

ATTACHMENT H

LETTERS OF COMMITMENT FROM ASSESSMENT COALITION MEMBERS



November 17, 2015

City of Henderson
Community Development and Services
c/o Sean Robertson
240 S. Water St. MSC 115
Henderson, NV 89009-5050

**RE: SUPPORT FOR THE CITY OF HENDERSON'S APPLICATION FOR THE US EPA FY16
COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT**

Dear Mr. Robertson:

The Henderson Redevelopment Agency enthusiastically supports the City of Henderson proposal for the Boulder Highway Corridor Community-Wide EPA Brownfields Assessment Grant application for FY 2016. In addition to this letter of support, we also offer our commitment to be part of the coalition led by the City of Henderson and to identify and establish relationships necessary to achieve the project's goal.

The Agency is a blended component unit of the City of Henderson, Nevada. It was established in 1996 as a separate and distinct legal entity to provide a diversified and strengthened economy in the central area of the City. Our Redevelopment Plan established since 1995 to facilitate redevelopment efforts in the City's maturing neighborhoods includes two of the five redevelopment areas, Downtown and Eastside, which are intercepted by the Boulder Highway Corridor.

The Boulder Highway Corridor has been the focus of revitalization efforts by the City for the past 10 years. The area currently serves as a mature transportation corridor with limited new investment; characterized by older strip commercial development, older housing stock, and with majority of auto-related uses. Past planning efforts from the 2009 Boulder Highway Investment Strategy, have identified the corridor as an opportunity area to promote reinvestment, mixed-use developments, enhance connectivity, and pedestrian safety. To jump-start this process, the City, in partnership with the recently adopted Southern Nevada Strong (SNS) Regional Plan and analyzed 34 acres of City-owned land on Boulder Highway to develop this area as a gateway to Henderson.

We fully support this grant application so that further work to seek out sites that impact properties with hazardous substances and/or petroleum contaminants needing to be cleaned up can be accomplished. This effort will definitely contribute to the redevelopment of properties that once developed, could provide much needed improvement to this area. As a coalition member, the Agency will assist with identifying potential sites, encourage property owners to participate in the process, act as a liaison between the coalition and property owners, assist with public outreach meetings and share updates as the project moves forward.

Thank you for the opportunity to take part in this worthwhile endeavor. Please feel free to contact us for further assistance if needed.

Sincerely,

A handwritten signature in black ink, appearing to read "Michelle Romero".

Michelle Romero, AICP
Redevelopment Manager
City of Henderson, Redevelopment Agency



December 3, 2015

City of Henderson
Community Development and Services
Mail stop 115
c/o Sean Robertson
240 S. Water St.
Henderson, NV 89009-5050

RE: SUPPORT FOR THE CITY OF HENDERSON'S BOULDER HIGHWAY CORRIDOR
PROPOSAL ON THE FY16 EPA COMMUNITY-WIDE BROWNFIELDS ASSESSMENT GRANT

Dear Mr. Robertson:

On behalf of the Southern Nevada Health District (SNHD), I am pleased to provide this letter of support to the City of Henderson for the application being submitted to the US Environmental Protection Agency in response to the FY16 Community-wide Brownfields Assessment Grant funding opportunity announcement. SNHD is fully committed to participate as a coalition member should the grant be awarded. SNHD understands that the intent of the application is to identify and to environmentally assess sites on the Boulder Highway Corridor. Located in one of the older areas of Henderson, improvement of the built environment along that corridor resulting from the information collected through this grant has the potential to significantly reduce health risks for area residents.

As the statutory local public health authority in Clark County, Nevada, since 1962, SNHD serves over 2 million residents and 40 million visitors to the Las Vegas Valley each year. The SNHD mission is "to protect and promote the health, the environment, and the well-being of Clark County residents and visitors." As a coalition member and public health authority, we are particularly well positioned to be an active partner in this project. Our efforts are focused on public health protection, health education, and outreach. SNHD will assist with identifying potential sites that possibly represent threats to the health and welfare of sensitive population groups who are potentially subject to environmental exposures, including brownfields. We can also assist with reaching out to stakeholders along the corridor such as St. Rose Dominican Hospital and non-profit organizations that work and advocate for healthy built environments.

The health district has partnered in the past with the City of Henderson including participating in the development of the recently completed and adopted Southern Nevada Strong (SNS) Regional Plan. SNHD was involved in the SNS Healthy Communities Task Group and was a key member of the group developing the goals and objectives for the identified regional priority of "Invest in Complete Communities." SNHD is currently serving as one of the thirteen regional partners serving on the SNS Steering Committee guiding the implementation phase of SNS. SNHD is also participating in one of the Stakeholder Groups supporting the City of Henderson Comprehensive Plan update. SNHD is proud of the long-standing relations that have been developed with the Henderson community throughout the years. We share a common vision of having a healthy community advocating for policies that support healthy lifestyles and environments.

We strongly support this effort and believe that this funding opportunity will contribute to revitalization of the Boulder Highway area by implementing development approaches that protect the environment, improve public health, expand economic opportunity, and improve overall quality of life. If we can answer any questions or provide additional information, please do not hesitate to contact us.

Sincerely,

SOUTHERN NEVADA HEALTH DISTRICT



By: _____
Joseph P. Iser, MD, DrPH, MSc
Chief Health Officer

Assistance Award/Amendment

U.S. Department of Housing and
Urban Development
Office of Administration

1. Assistance Instrument <input checked="" type="checkbox"/> Cooperative Agreement <input type="checkbox"/> Grant		2. Type of Action <input type="checkbox"/> Award <input checked="" type="checkbox"/> Amendment	
3. Instrument Number NVRIP0065-11	4. Amendment Number 3	5. Effective Date of this Action July 11, 2014	6. Control Number NVRIP0065-11
7. Name and Address of Recipient City of Henderson on behalf of the SNRPC Community Development, Long Range Planning 240 Water St. P.O. Box 95050 Henderson, NV: Nevada 89009-5050 Phone: 702-267-1537 Fax: 702-267-1501		8. HUD Administering Office Office of Sustainable Housing and Communities 451 7 th Street, SW, Room 10180 Washington, DC 20410	
		8a. Name of Administrator Thaddeus D. Wincek	8b. Telephone Number 202 402 6617
10. Recipient Project Manager Sean Robertson		9. HUD Government Technical Representative Dwayne S. Marsh, 202-402-6316, Dwayne.S.Marsh@hud.gov	
11. Assistance Arrangement <input checked="" type="checkbox"/> Cost Reimbursement <input type="checkbox"/> Cost Sharing <input type="checkbox"/> Fixed Price	12. Payment Method <input type="checkbox"/> Treasury Check Reimbursement <input type="checkbox"/> Advance Check <input checked="" type="checkbox"/> Automated Clearinghouse	13. HUD Payment Office 801 Cherry Street Unit #45, Suite 2500 Fort Worth, TX 76102	
14. Assistance Amount		15. HUD Accounting and Appropriation Data	
Previous HUD Amount \$3,488,000.00		15a. Appropriation Number 861/30162	
HUD Amount this action \$0.00		15b. Reservation number NVRIP0065-11	
Total HUD Amount \$3,488,000.00		Amount Previously Obligated \$3,488,000.00	
Recipient Amount \$1,452,622.00		Obligation by this action \$ 0.00	
Total Instrument Amount \$4,940,622.00		Total Obligation \$3,488,000.00	

16. Description

Employer Identification Number: 88-600720

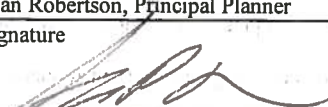

Program Code: RIP

This amendment makes the following administrative changes as of July 11, 2014.

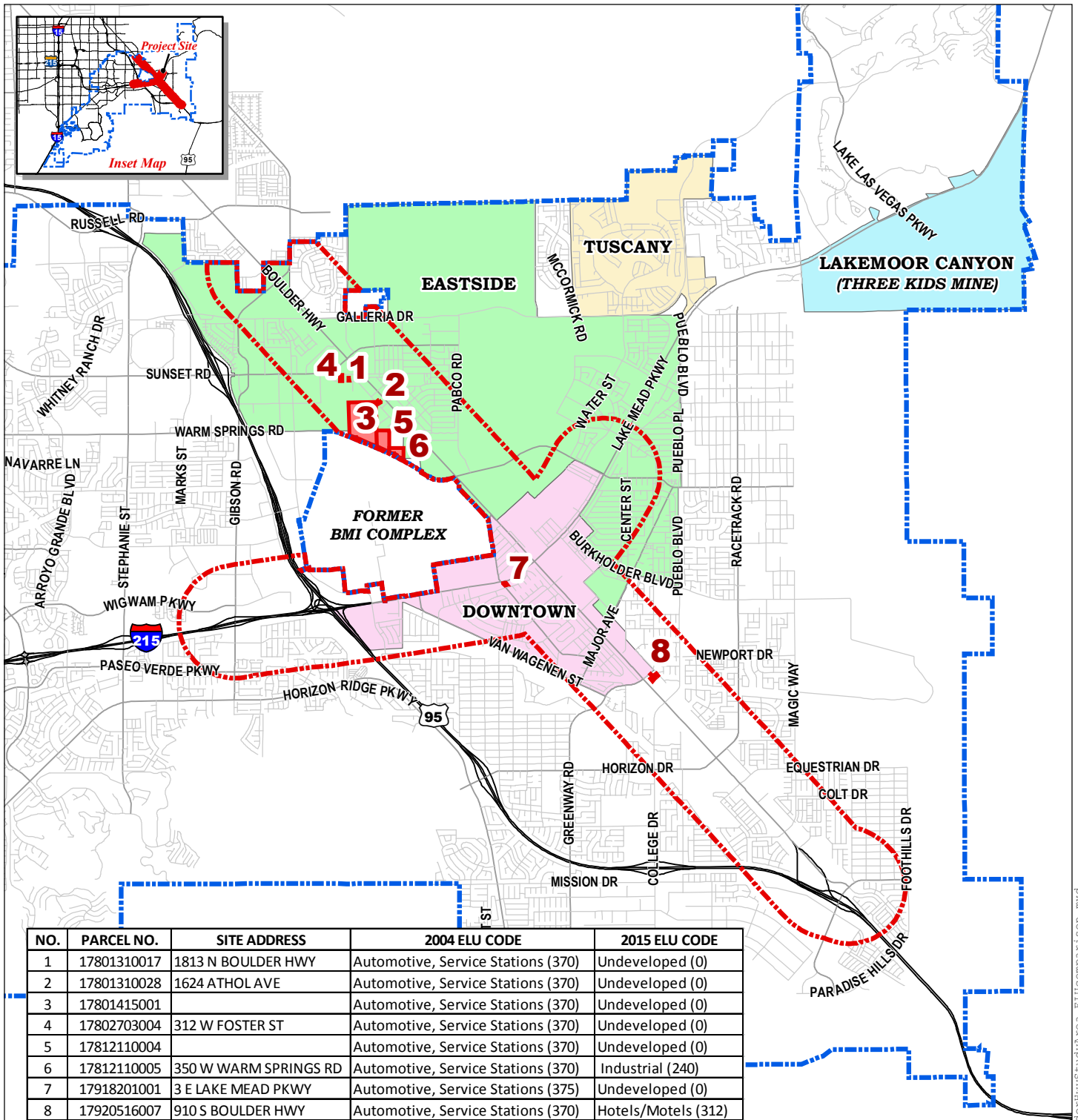
The following changes were made:

1. HUD-424-CBW revised with the following:
 - a) Personnel: \$468,861.00 reduction in HUD amount; no change in recipient amount.
 - b) Fringe Benefits: \$181,139.00 reduction in HUD amount; not change in recipient amount.
 - c) Travel: \$35,000.00 increase in HUD amount; no change in recipient amount.
 - d) Supplies/Materials: \$20,000.00 increase in HUD amount; no change in recipient amount.
 - e) Consultants: \$639,574.00 increase in HUD amount; no change in recipient amount.
 - f) Contracts: \$9,574.00 reduction in HUD amount; no change in recipient amount.
 - g) Other Direct Costs: \$35,000.00 reduction in HUD amount; no change in recipient amount.

Period of Performance is 36 months from February 1, 2012 to January 31, 2015.

17. <input checked="" type="checkbox"/> Recipient is required to sign and return two (2) copies of this document to the HUD Administering Office		18. <input type="checkbox"/> Recipient is not required to sign this document.	
19. Recipient (By Name & Title) Sean Robertson, Principal Planner		20. HUD (By Name & Title) Thaddeus Wincek, Grant Officer	
Signature 	Date 7/16/14	Signature 	Date 9/5/2014

form HUD-1044 (8/90)
ref. Handbook 2210.17



POTENTIAL BROWNFIELD PROPERTIES

Boulder Highway Study Area Existing Land Use Comparison

- Legend:**
- Boulder Highway Study Area
 - Potential Parcels
 - City of Henderson Limits
 - Downtown
 - Eastside
 - Lakemoor Canyon
 - Tuscany



1 in = 1 miles

Created: December 16, 2015

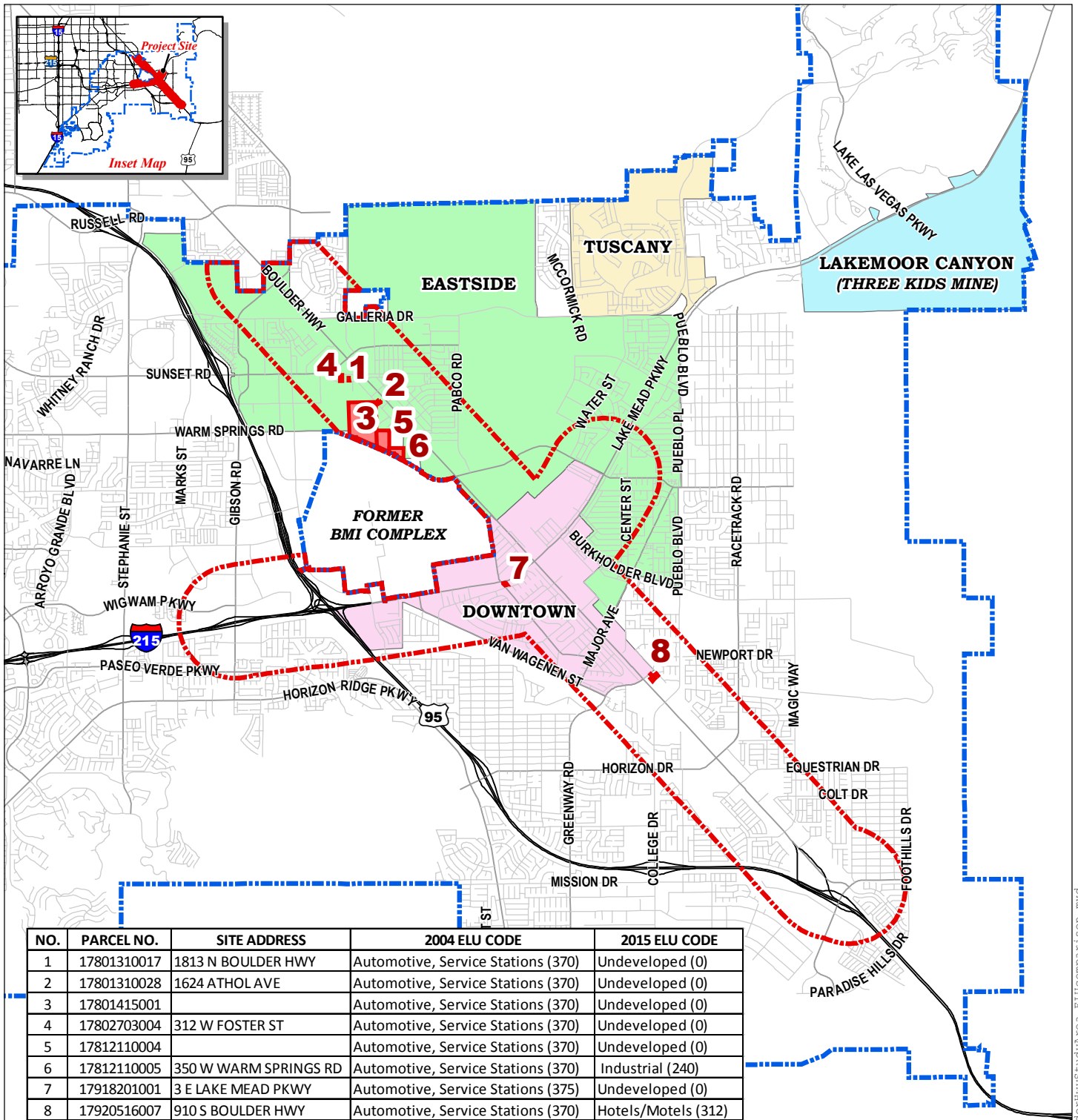
Source(s): City of Henderson Community Development & Services Department, Clark County Assessor's Office, and Clark County Geographic Information Systems Management Office.

Based on Projected Coordinate System:
NAD83, StatePlane NV East FIPS 2701 Feet

Note: This map is offered as a general reference guide only. Neither warranty of accuracy is intended nor should any be assumed.

Community Development & Services
City of Henderson
240 Water Street
P.O. Box 95050
Henderson, NV 89009-5050
Tel. (702) 267-1500
www.cityofhenderson.com





POTENTIAL BROWNFIELD PROPERTIES

Boulder Highway Study Area Existing Land Use Comparison

- Legend:**
- Boulder Highway Study Area
 - Potential Parcels
 - City of Henderson Limits
 - Downtown
 - Eastside
 - Lakemoor Canyon
 - Tuscany



1 in = 1 miles

Created: December 16, 2015

Source(s): City of Henderson Community Development & Services Department, Clark County Assessor's Office, and Clark County Geographic Information Systems Management Office.

Based on Projected Coordinate System:
NAD83, StatePlane NV East FIPS 2701 Feet

Note: This map is offered as a general reference guide only. Neither warranty of accuracy is intended nor should any be assumed.

Community Development & Services
City of Henderson
240 Water Street
P.O. Box 95050
Henderson, NV 89009-5050
Tel. (702) 267-1500
www.cityofhenderson.com



Application for Federal Assistance SF-424

* 1. Type of Submission:

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

* 2. Type of Application:

- ☒ New
☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

* 3. Date Received:

12/16/2015

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

City of Henderson

* b. Employer/Taxpayer Identification Number (EIN/TIN):

88-6000720

* c. Organizational DUNS:

0259421650000

d. Address:

* Street1:

240 Water Street

Street2:

Community Development & Services, MSC 115

* City:

Henderson

County/Parish:

* State:

NV: Nevada

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

89009-5050

e. Organizational Unit:

Department Name:

Community Development & Svcs.

Division Name:

Long Range Planning

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

* First Name:

Sean

Middle Name:

* Last Name:

Robertson

Suffix:

Title:

Principal Planner

Organizational Affiliation:

* Telephone Number:

702-267-2537

Fax Number:

702-267-1501

* Email:

sean.robertson@cityofhenderson.com

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

D: Special District Government

Type of Applicant 3: Select Applicant Type:

E: Regional Organization

* Other (specify):

* 10. Name of Federal Agency:

Environmental Protection Agency

11. Catalog of Federal Domestic Assistance Number:

66.818

CFDA Title:

Brownfields Assessment and Cleanup Cooperative Agreements

* 12. Funding Opportunity Number:

EPA-OSWER-OBLR-15-04

* Title:

FY16 Guidelines for Brownfields Assessment Grants

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

BoulderHwyStudyArea_CityOfHenderson,NV Prop

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

City of Henderson Community-wide Brownfields Assessment

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:**

* a. Applicant

NV-3

* b. Program/Project

NV-3

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

07/01/2016

* b. End Date:

06/28/2019

18. Estimated Funding (\$):

* a. Federal	600,000.00
* b. Applicant	0.00
* c. State	0.00
* d. Local	0.00
* e. Other	0.00
* f. Program Income	0.00
* g. TOTAL	600,000.00

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☒ a. This application was made available to the State under the Executive Order 12372 Process for review on 10/20/2015 .
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☐ c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix:

* First Name:

Sean

Middle Name:

* Last Name:

Robertson

Suffix:

* Title:

Principal Planner

* Telephone Number:

702-267-1537

Fax Number:

702-267-1501

* Email:

sean.robertson@cityofhenderson.com

* Signature of Authorized Representative:

Sean Robertson

* Date Signed:

12/16/2015